

1-10 Windmill Close, Eastbourne, BN21 1UA

Guide Price £2,700.000 - £2,800.000 + Fees | Freehold

Leaper Stanbrook

TOWN CENTRE OFFICE
01323 416716

MEADS STREET OFFICE
01323 737962

An exciting opportunity to acquire the freehold of a private road comprising ten three-bedroom detached houses, producing a current annual rental income of £133,572. Each bay-fronted detached property is arranged over two floors and provides three-bedroom accommodation, with front and rear gardens and access to communal parking areas. Nine houses are currently let, while No. 8 is offered with vacant possession. All ten houses have double glazing, gas radiator heating and views towards The South Downs. Windmill Close is a private road accessed from Willingdon Road, within Eastbourne`s popular Upperton area, a little over a mile from the town centre, railway station, seafront and shopping facilities. The A259 and A27 provide routes towards Hastings, Brighton and surrounding districts. For a breakdown of current tenancies and further information, please contact Leaper Stanbrook. Auction terms and conditions are available through Clive Emson, property reference 270/17. NB. All internal and garden photographs relate to No. 8 Windmill Close.

















At a Glance:

- Excellent investment opportunity
- Ten three bedroom detached houses in a private road
- Current rental income £133,572 per annum from 9 houses
- One house available with immediate vacant possession
- All houses have gas central heating and sealed unit double glazing
- Parking for residents
- Council Tax for each house is Band D





Ref: 1

Whilst every care has been taken in the preparation of these particulars, neither the agents nor the vendor accept any responsibility for error or omission, nor do they constitute an offer or contract. Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate whilst photographs and floorplans are provided for guidance only.

Leaper Stanbrook

5 Gildredge Road, Eastbourne BN21 4RB
01323 416716

28 Meads Street, Eastbourne BN20 7QY
01323 737962

website
www.leaperstanbrook.co.uk

email
sales@leaperstanbrook.co.uk