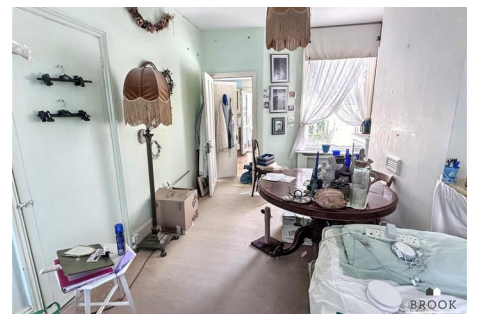




BROOK GAMBLE



19 Willowfield Square , Eastbourne, BN22 8AN

Brook Gamble offer to the market this 3 storey 4 bedroom mid-terrace townhouse close to Eastbourne Town Centre. The property is in need of some modernisation but boasts substantial accommodation. The ground floor accommodation comprises the 25' through Lounge/Dining Room, the Kitchen, Sun Room and Cloakroom. There are 2 bedrooms, a large Shower Room and WC on the first floor with the second floor offering 2 further good sized Bedrooms. There is a courtyard garden to the rear of the property. The property benefits from gas central heating and uPVC double glazing and is well located for access to Eastbourne Town Centre and seafront. Being sold chain free, viewing is highly recommended. Sole Agents.

£249,950

19 Willowfield Square

, Eastbourne, BN22 8AN



- 3 Storey Home
- In Need Of Some Modernisation
- 25' Lounge / Dining Room
- Sun Room
- UPVC Double Glazing
- Gas Central Heating
- Close Town Centre
- Chain Free
- Sole Agents

Entrance Hall

Lounge / Dining Room

25' max x 11'10 max (7.62m max x 3.61m max)

Kitchen

11'2 x 10'2 (3.40m x 3.10m)

Sun Room

6'8 x 6'2 (2.03m x 1.88m)

Cloakroom

First Floor Landing

Bedroom 1

15' x 13'2 (4.57m x 4.01m)

Bedroom 2

11'11 x 9'6 (3.63m x 2.90m)

Shower Room

10' x 6'9 (3.05m x 2.06m)

Separate WC

Second Floor Landing

Bedroom 3

15'5 x 11'4 (4.70m x 3.45m)

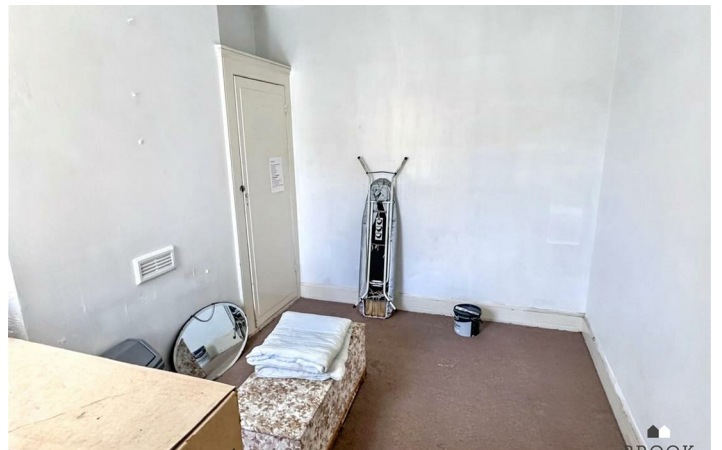
Bedroom 4

11'8 x 11'1 (3.56m x 3.38m)

Outside



Directions



Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	