

HUNT FRAME

ESTATE AGENTS



15 Swallow Close, Eastbourne, BN23 7RP

Offers In The Region Of £279,950



A MID TERRACED THREE BEDROOMED FAMILY HOUSE with SOUTH DOWNS VIEWS and a GARAGE. Situated on the favoured BIRDS ESTATE area of Eastbourne and enjoying well proportioned accommodation to include a LARGE RECEPTION ROOM, a MODERN KITCHEN, CONSERVATORY and WC to the ground floor with the THREE BEDROOMS and FAMILY BATHROOM to the first floor. Externally there are gardens to the front and rear with the latter enjoying excellent VIEWS. OFFERED CHAIN FREE.

Close to Langney shopping centre with buses that run frequently just over the road. Eastbourne town centre can be accessed very easily and is about 15 minutes by car and the delightful seafront is even closer.



ENTRANCE PORCH

Entrance porch with UPVC double glazed windows to the front aspect with double opening matching entrance doors, storage area, meter cupboard, wooden and glazed door into the hallway.

HALLWAY

Doors off to the kitchen, sitting room, WC, with an under stairs storage cupboard, staircase rising to the first floor, radiator.

KITCHEN

12'3 x 7'2 (3.73m x 2.18m)
Fitted with a range of floor standing and wall mounted units with complementary roll edge worktops, space for a freestanding cooker, space for upright fridge/freezer, plumbing and space for a washing machine with further under worktop appliance space, stainless steel sink unit with twin taps, splashback, double glazed window to the front aspect, radiator.

SITTING ROOM

18'4 x 11'2 (5.59m x 3.40m)
Across the rear of the property with double glazed windows to the rear aspect overlooking the conservatory, radiator, wooden door with matching windows to the side, with access to the conservatory.

CONSERVATORY

18'4 x 5'3 (5.59m x 1.60m)
Polycarbonate roof, double glazed windows overlooking the rear gardens with matching door giving access to the same.

WC

Comprising of a low level Wc with wash hand basin, splashback, window to the side.

LANDING

Staircase rising to the first floor landing with loft access, doors off to the bedrooms and bathroom.

BEDROOM 1

11'2 x 10'2 (3.40m x 3.10m)
Double glazed windows to the rear elevation with distant South Downs views, radiator.

BEDROOM 2

14'4 max x 7'8 (4.37m max x 2.34m)
Double glazed window to the rear elevation again with distant countryside and Downs views, radiator.

BEDROOM 3

12'1 max x 7'8 (3.68m max x 2.34m)
Double glazed window to the front aspect, radiator, recess for a freestanding wardrobe.

FAMILY BATHROOM

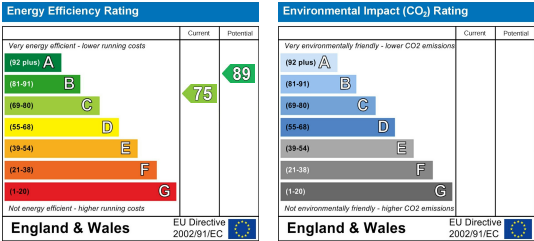
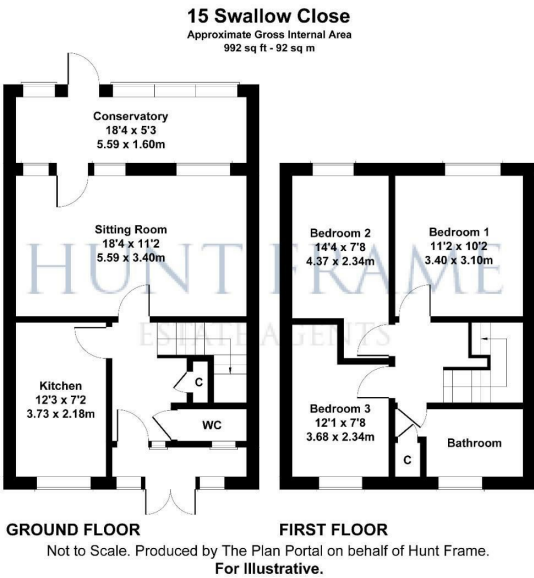
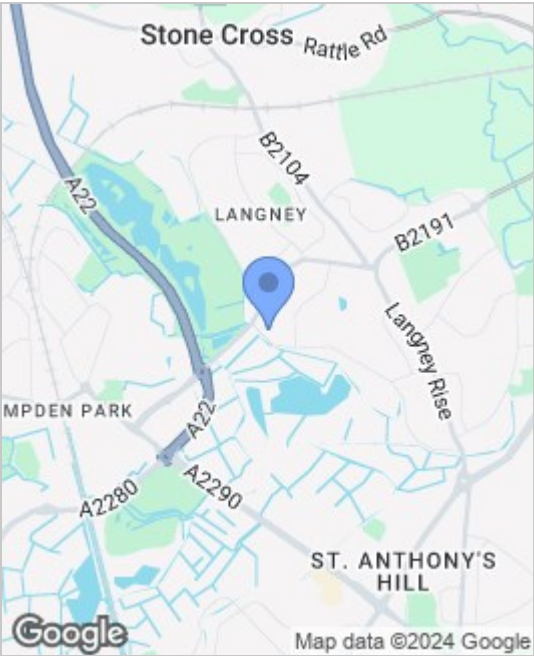
Comprising of a panelled bath, low level WC, pedestal wash hand basin, fully tiled walls, airing cupboard, radiator, double glazed window to the front aspect, wood affect vinyl flooring.

GARDENS

Mostly laid to lawn with fenced boundaries, gated rear access, distant South Downs views, mature borders.

GARAGE

Situated in an adjacent block.



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