

HUNT FRAME

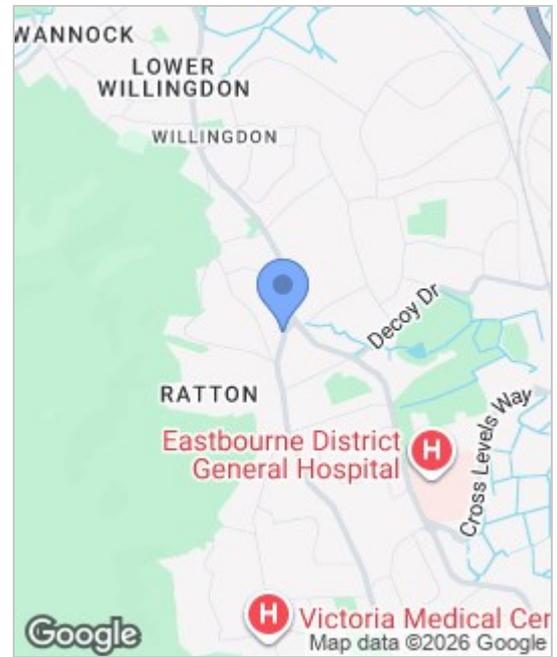
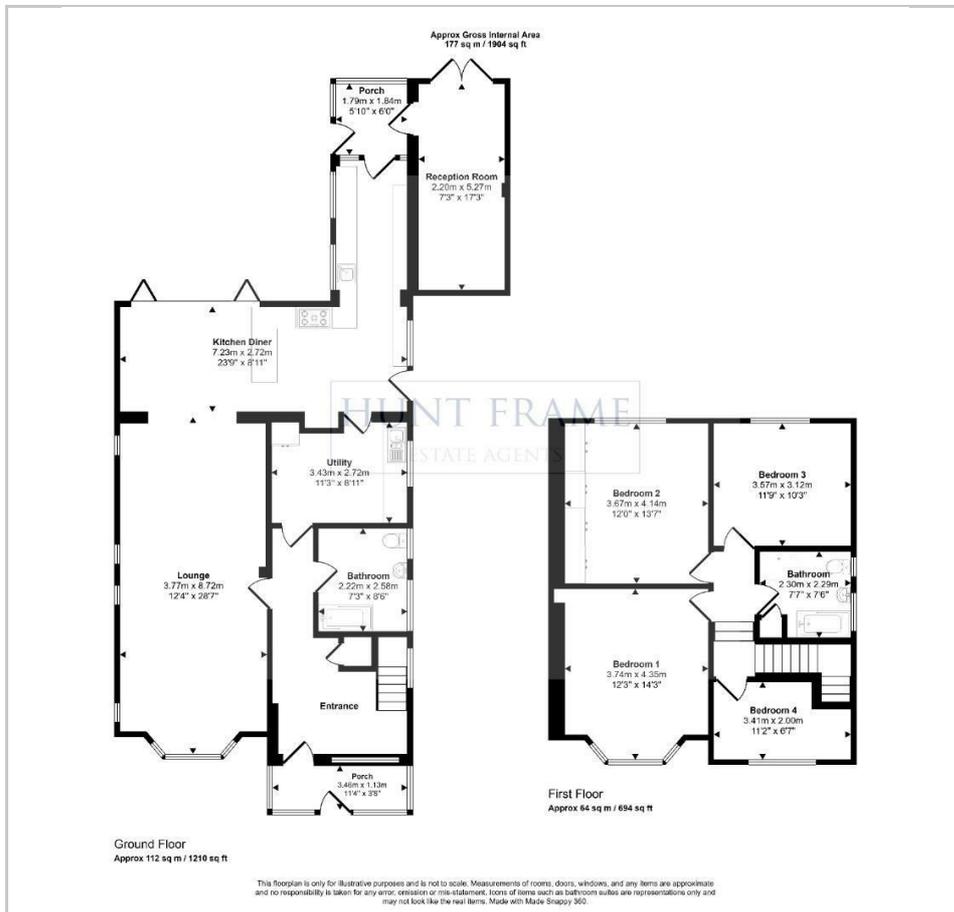
ESTATE AGENTS



180 Willingdon Road
Willingdon Road, Eastbourne, BN21 1TT

£600,000





Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(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	

Viewing

Please contact us on 01323 737373 if you wish to arrange a viewing appointment for this property or require further information.

- **GUIDE PRICE £600,000 - £625,000
- IMPRESSIVE LOUNG/DINING ROOM
- HOME OFFICE/STUDIO
- UTILITY ROOM
- DRIVEWAY PROVIDING OFF ROAD PARKING
- AN EXTENDED, FOUR BEDROOM DETACHED HOUSE
- EXTENDED KITCHEN/BREAKFAST ROOM
- TWO BATHROOMS
- 100' (APPROX.) REAR GARDEN
- **VIRTUAL TOUR**



****GUIDE PRICE £600,000 - £625,000.**** Enjoying far reaching views over Eastbourne, this IMPRESSIVE DETACHED HOUSE offers generous accommodation having been extended to the rear. You are welcomed by an impressive entrance hall which leads on to a through lounge/dining room. This in turn opens to the 'L' shaped kitchen/breakfast room with granite work tops and bi-fold doors leading to the rear garden. The ground floor also comprises a utility room, bathroom and a studio/home office (formerly the garage). On the first floor are FOUR BEDROOMS and another bathroom. The house further benefits from a 100' (approx). rear garden and a driveway for at least two cars. ****VIRTUAL TOUR AVAILABLE****.



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.