



**99 Wooller Street, Eastbourne, BN22 0LG**

**Price Guide £375,000**



A DETACHED THREE BEDROOM FAMILY HOME on this newly built estate with accommodation that consists of a welcoming hallway, which has a CLOAKROOM and useful storage area. Large windows and French doors light up the OPEN PLAN KITCHEN/DINING ROOM and spacious LIVING ROOM. Upstairs, the airy MAIN BEDROOM benefits from an EN-SUITE. A further DOUBLE BEDROOM, SINGLE BEDROOM and a modern FAMILY BATHROOM complete this floor. GARDENS to the rear and TANDEM DRIVEWAY PARKING.

Situated on the Lower Willingdon/Hampden Park borders, on this recently constructed residential estate, within easy reach of many local amenities which briefly comprising of a main line train station, parks, schools for all ages and Brassey parade which offers numerous shops, restaurants, bus routes etc.



SITTING ROOM

16'3 x 10'2 (4.95m x 3.10m)

KITCHEN/DINING ROOM

16'3 x 10'4 (4.95m x 3.15m)

CLOAKROOM

6'3 x 2'11 (1.91m x 0.89m)

BEDROOM 1

13'10 x 12'9 (4.22m x 3.89m)

EN-SUITE

6'9 x 4'8 (2.06m x 1.42m)

BEDROOM 2

12'4 x 10'3 (3.76m x 3.12m)

BEDROOM 3

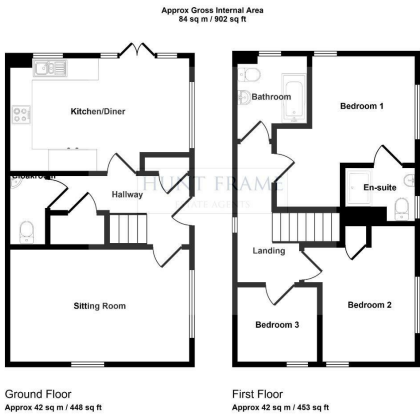
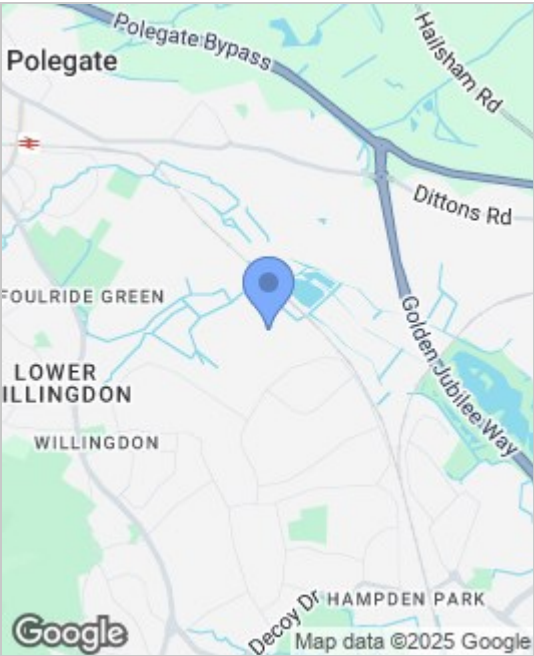
7'3 x 6'10 (2.21m x 2.08m)

FAMILY BATHROOM

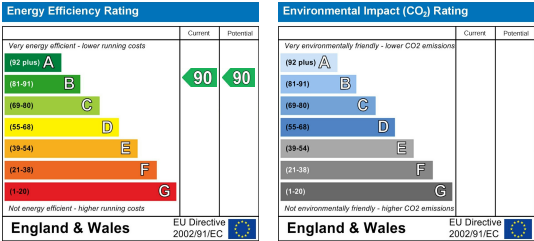
7'7 x 6'3 (2.31m x 1.91m)

PARKING

Tandem driveway parking.



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Simple 360.



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