HUNT FRAME
ESTATE AGENTS



21 Fleming Close, Eastbourne, BN23 7AF

Offers Over £315,000

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CHAIN FREE, DETACHED TWO BEDROOM BUNGALOW, on a level plot with spacious accommodation that consists of a LARGE SITTING ROOM with adjacent CONSERVATORY, there is also a MODERN KITCHEN and a REFITTED SHOWER ROOM. Level GARDENS to the rear with AMPLE DRIVEWAY PARKING and a DETACHED GARAGE. Highly Recommended.

Situated in this requested cul-de-sac and within easy access to local bus routes. The property is within a short drive to Langney shopping centre with its vast selection of places to shop, eat and drink. The Sovereign Harbour retail park is within easy access and takes full advantage of being so close the harbour and the stunning walks.







ENTRANCE PORCH
UPVC entrance door into the lobby, further UPVC door into the hallway.

ENTRANCE HALL
L-shaped hallway with airing cupboard, loft access and doors off to the sitting room, kitchen, both bedrooms and bathroom.

SITTING ROOM
18'10 x 12'4 (5.74m x 3.76m)
Spacious reception room with central fireplace with wooden surround and mantle with an inset coal effect electric fire, radiator, glazed sliding patio doors giving access into the conservatory with views over the garden.

CONSERVATORY
10'10 x 7'7 (3.30m x 2.31m)
Of dwarf brick wall construction with UPVC double glazed windows under a poly carbonate roof, sliding UPVC doors overlooking and giving access to the gardens.

KITCHEN
11'3 x 9'5 (3.43m x 2.87m)
Range of wall mounted and floor standing units with worktop space, inset sink unit and drainer, under counter appliance space, space for an upright fridge/freezer, plumbing and space for a washing machine, space for a freestanding cooker, tiling to walls, UPVC double glazed window to the rear with views over the garden, wall mounted boiler, door giving side access to the driveway and gardens.

BEDROOM 1
15'3 x 11'4 (4.65m x 3.45m)
Spacious principal bedroom with a run of fitted furniture to include two mirror fronted wardrobes with a further double wardrobe adjacent, radiator, UPVC double glazed window to the front aspect.

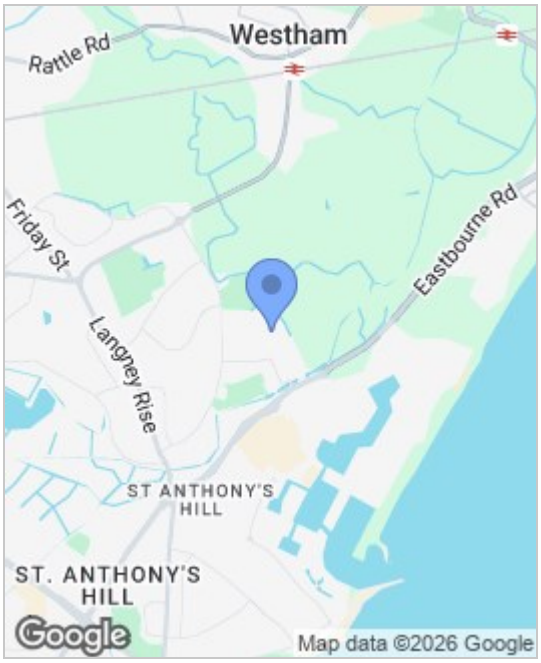
BEDROOM 2
10'9 x 9'4 (3.28m x 2.84m)
Fitted furniture to include wardrobes, drawers and a dressing area, radiator, UPVC double glazed window to the front aspect.

SHOWER ROOM
Refitted shower room with a corner enclosed shower cubicle with a sliding door and fitted shower unit, an L-shaped vanity unit with a low level Wc with concealed cistern, inset wash hand basin, plenty of cupboards, ladder style radiator, tiling to walls, UPVC double glazed patterned windows to the side aspect.

GARDENS
Level lawned gardens with trellising dividing the rear portion, wooden storage shed, fenced boundaries, open to the rear driveway with direct access to the detached garage.

DRIVEWAY & GARAGE
Detached garage with an up and over door to the front, driveway parking with the driveway extending to the front of the property with double gates providing additional security.

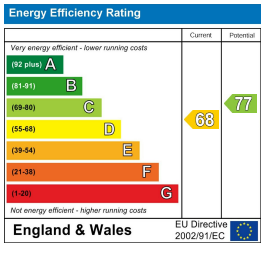
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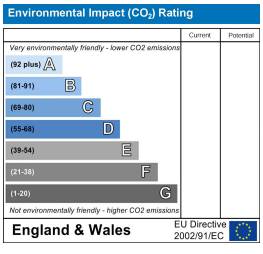




Floorplan

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 Snappy 360.





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