

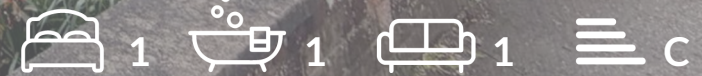


OAKFIELD



Selwyn Road, Eastbourne, BN21 2LF

Asking Price £185,000



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Situated within a popular purpose-built development in the heart of Eastbourne, this well-presented ground floor flat offers generous living space, excellent storage, and the added benefit of a private balcony enjoying views towards the South Downs.

The property comprises a bright and spacious living room with ample space for both relaxing and dining, with direct access onto a sizeable balcony, perfect for enjoying the open outlook. The modern fitted kitchen is well-equipped and thoughtfully arranged.

There is a well-proportioned double bedroom featuring built-in wardrobes, providing excellent storage. The entrance hall further benefits from multiple integrated cupboards, ensuring practical and clutter-free living. The accommodation is complemented by a bathroom with shower over bath, alongside a separate WC for added convenience.

Additional benefits include a service charge that covers both water and heating, enhancing ease of living and budgeting. Ideally located within close proximity to Eastbourne town centre, the property offers easy access to a wide range of shops, amenities, and transport links, making it an ideal first-time purchase, investment opportunity, or downsizing option.





Living room
17'1" x 12'1" (5.21m x 3.68m)

Kitchen
12'1" x 7'5" (3.68m x 2.26m)

Bedroom
12'6" x 12'1" (3.81m x 3.68m)

Bathroom

Separate WC

Council tax band A - £1,769.52 Per Annum

Lease information

The seller advises that the property is offered as a share of freehold and has approximately 960 years remaining on the lease. The maintenance is approximately £2,400 per annum which includes heating and water. The agent has not had sight of confirmation documents and therefore the buyer is advised to obtain verification from their solicitor or surveyor.



Floor Plan



Viewing

Please contact us on 01323 723 500 if you wish to arrange a viewing appointment for this property or require further information.

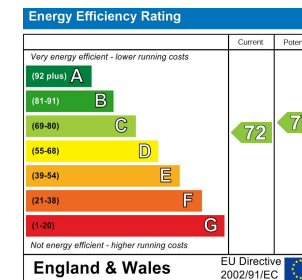
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Area Map



Energy Efficiency Graph



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