



OAKFIELD



Hartington Place, Eastbourne, BN21 3BH

Price Guide £270,000



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PRICE GUIDE: £270,000 - £280,000

An exceptional opportunity to acquire this beautifully refurbished two double bedroom apartment, enviably positioned within the highly sought-after Hartington Place area of Eastbourne. Having been comprehensively renovated by the current owners, the property offers stylish and contemporary accommodation throughout and is presented to an immaculate standard, making it ready for immediate occupation.

Upon entering, you are welcomed by a spacious entrance hall benefitting from ample built-in storage, providing practical solutions for everyday living. The apartment features two generously sized double bedrooms, both with integral fitted wardrobes, alongside a modern shower room finished to a high standard.

The heart of the home is the impressive living and dining area, offering a bright and inviting space for both relaxing and entertaining. Adjacent is the beautifully presented kitchen, fitted with a range of modern units and integrated appliances, creating a stylish yet functional environment. From the living room, there is direct access to a private balcony, providing the perfect space to enjoy the surrounding outlook.

A particular feature of the property is the sizeable garage, which benefits from power and a dedicated workstation, making it ideal for secure parking, storage, hobbies or workshop use.

Sussex House is ideally located within the desirable Hartington Place, just a short walk from Eastbourne town centre, with its wide range of shops, cafés, restaurants and amenities. Excellent transport links, including the mainline railway station, are also easily accessible, while Eastbourne's renowned theatres can be reached in approximately seven minutes.

Combining beautifully presented accommodation, generous storage, a private balcony, substantial garage and a prime central location, this superb apartment represents an outstanding opportunity for a wide range of purchasers. Viewing is highly recommended.





Living Room

19'9" x 11'5" (6.02 x 3.48)

Dining Room

10'11" x 7'6" (3.34 x 2.30)

Kitchen

13'2" x 7'2" (4.02 x 2.19)

Balcony

11'1" x 3'11" (3.39 x 1.20)

Bedroom One

12'11" x 9'5" (3.96 x 2.88)

Bathroom

7'2" x 5'10" (2.20 x 1.78)

Bedroom Two

10'5" x 8'8" (3.18 x 2.65)

Council Tax Band D - £2,654.28 Per Annum

Lease Information

The seller advises that the property is offered with a share of freehold and has approximately 980 years remaining on the lease. The service charge is approximately £2,600.00 per annum. The agent has not had sight of confirmation documents and therefore the buyer is advised to obtain verification from their solicitors 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.

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

Area Map



Energy Efficiency Graph

