



OAKFIELD



Cavendish Place, Eastbourne BN21 3RR

Auction Guide £80,000



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Situated in the town centre of Eastbourne, this ground floor garden flat on Cavendish Place offers a great opportunity for those seeking a blend of convenience and potential investment, providing easy access to a variety of shops, restaurants, and local amenities.

The flat comprises a sizeable kitchen and dining room area, reception room, good sized bedroom and private garden to the rear of the property. Due to its current condition, there is modernisation and redecoration throughout required but gives buyers a chance to personalise and enhance the property.

Auctioneer Comments

This property is for sale by Modern Method of Auction allowing the buyer and seller to complete within a 56 Day Reservation Period. Interested parties' personal data will be shared with the Auctioneer (iamsold Ltd).

If considering a mortgage, inspect and consider the property carefully with your lender before bidding. A Buyer Information Pack is provided, which you must view before bidding. The buyer will pay £349 inc VAT for this pack. The buyer signs a Reservation Agreement and makes payment of a Non-Refundable Reservation Fee of 4.5% of the purchase price inc VAT, subject to a minimum of £6,600 inc VAT. This Fee is paid to reserve the property to the buyer during the Reservation Period





Kitchen/Dining Room

15'9 max x 10'11 (4.80m max x 3.33m)

Living Room

11'0 x 8'0 (3.35m x 2.44m)

Bedroom

11'11 x 9'4 (3.63m x 2.84m)

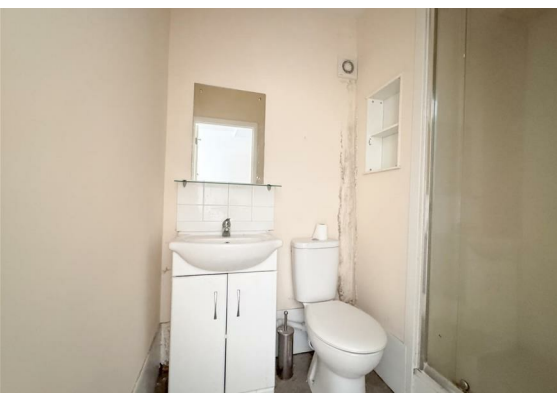
Shower Room

6'7 x 4'4 (2.01m x 1.32m)

Council Tax Band - A £1,688 per annum

Lease Information

The seller advises that the property is offered as leasehold and has approximately 90 years remaining on the lease. The maintenance charge is approximately £500 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

