



OAKFIELD



St. Kitts Drive, Eastbourne  
£2,050 Per Calendar Month



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# SUMMARY

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Located in the popular Sovereign Harbour area of Eastbourne, this impressive five-bedroom townhouse offers spacious and versatile accommodation arranged across four floors, backing directly onto the attractive water feature.

The converted garage provides a fourth bedroom and separate utility room, with a shower room conveniently positioned alongside. Together with the bright ground-floor sitting room overlooking the garden leading out directly to the water feature, this creates an excellent setup for one-level living, multigenerational households or a more independent space for an older child or relative.

The first floor features a generous lounge/diner, a separate kitchen/breakfast room and an additional WC. On the second floor are two well-proportioned double bedrooms, a family bathroom and useful fitted storage.

The top floor is home to the impressive master suite. The spacious bedroom opens onto a private balcony with partial sea views, creating a wonderful place to sit and enjoy the surroundings. A separate dressing room provides excellent storage, while the large en-suite completes this superb private retreat. A further fifth bedroom is also situated on this floor.

With flexible accommodation, generous living space and a wonderful waterside setting, this fantastic property would make an ideal family home in one of Eastbourne's most popular harbour locations.

Please Note:

An annual house hold income of £65,850 is required



- Impressive five bedroom family home
- Versatile living
- Driveway
- Masterbedroom with ensuite and dressing room
- Partial Sea Views
- Overlooking beautiful water feature
- Downstairs living optional
- Plenty of storage
- Rear enclosed garden
- Available August 2026!



### Sitting Room

14'9" x 8'2"

### Shower Room

6'6" x 3'3"

### Laundry

7'2" x 4'3"

### Bedroom 4

7'6" x 7'2"

### Lounge/Diner

17'4" x 14'9"

### WC

6'2" x 3'3"

### Kitchen/Breakfast Room

14'5" x 10'2"

### Bedroom 2

14'5" x 9'2"

### Bathroom

6'10" x 6'2"

### Bedroom 3

14'5" x 11'1"

### Master Bedroom

11'5" x 10'9"

### Dressing Room

7'2" x 4'7"

### En-Suite

8'6" x 6'2"

### Bedroom 5

9'2" x 8'2"

Council Tax Band E - £3,244.12 per anum













# INFORMATION

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## Local Authority

Eastbourne

## Council Tax Band

E

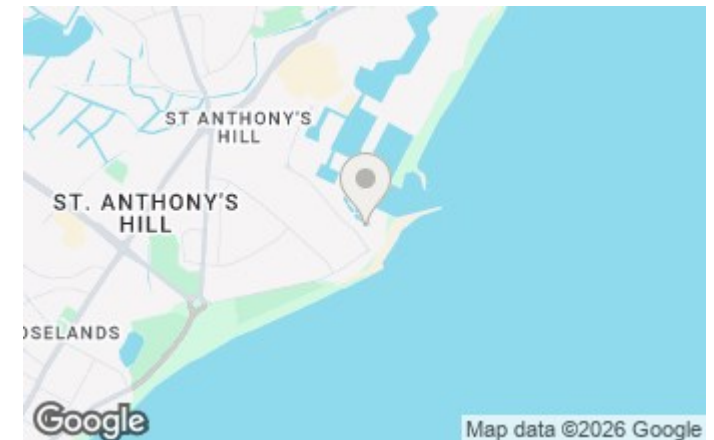
## Opening Hours

|                  |                 |
|------------------|-----------------|
| Monday to Friday | 9.00am - 5.30pm |
| Saturday         | 9.00am - 4.00pm |

## Viewings

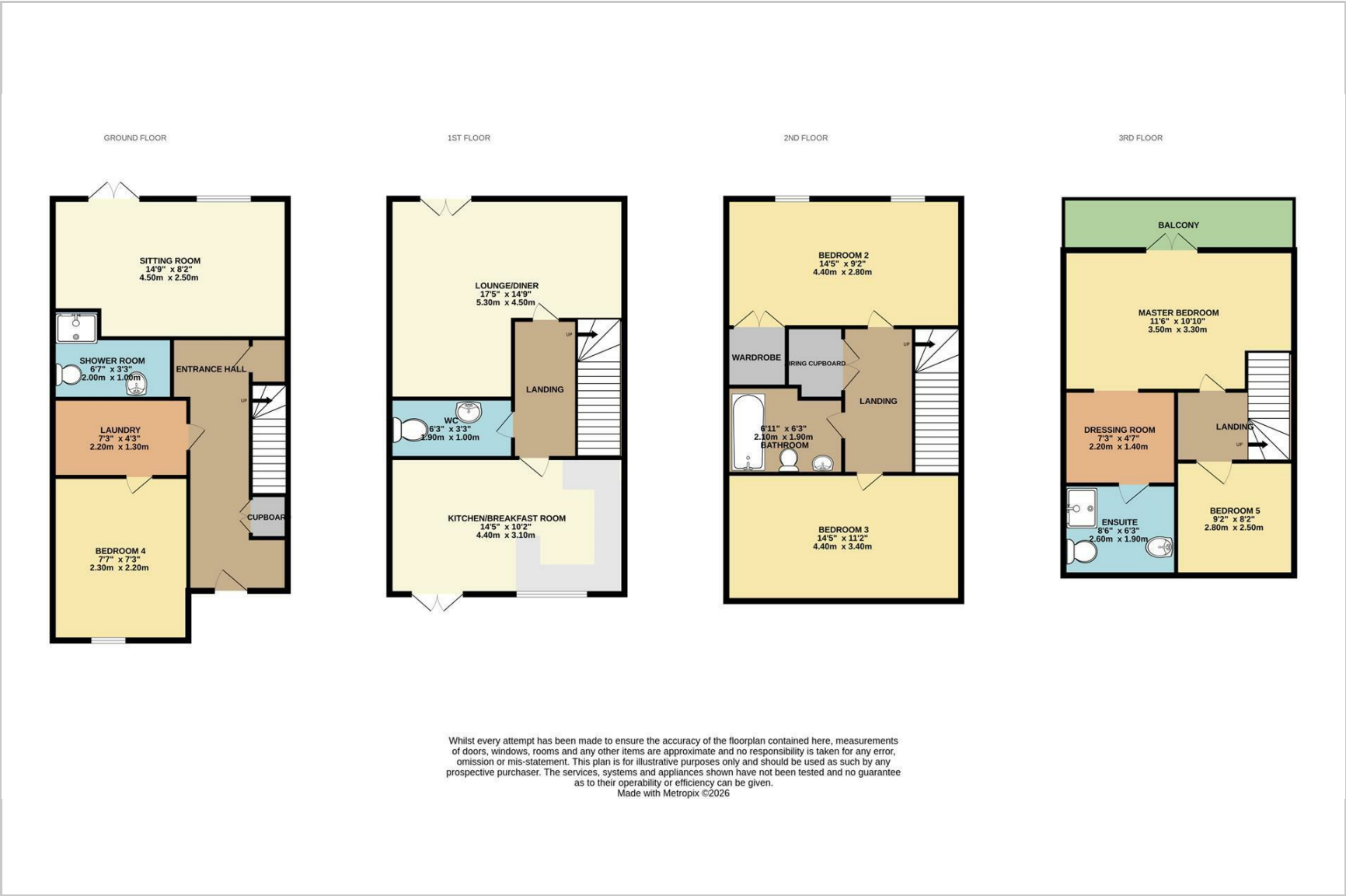
Please contact us on 01323 405553 if you wish to arrange a viewing appointment for this property or require further information.

## Area Map



Floorplan

Energy Efficiency Graph



| Energy Efficiency Rating                    |         |                         |
|---------------------------------------------|---------|-------------------------|
|                                             | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| (92 plus) A                                 |         | 87                      |
| (81-91) B                                   |         |                         |
| (69-80) C                                   | 77      |                         |
| (55-68) D                                   |         |                         |
| (39-54) E                                   |         |                         |
| (21-38) F                                   |         |                         |
| (1-20) G                                    |         |                         |
| Not energy efficient - higher running costs |         |                         |
| England & Wales                             |         | EU Directive 2002/91/EC |

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