BROOK GAMBLE









15 Spring Close, Eastbourne, BN20 9HD

£275,000

Brook Gamble are delighted to offer to the market this2 bedroom end of terrace home, located in a walkway at the end of a cul-de-sac in much sought after Willingdon Village. The property boasts a good sized through Lounge / Dining Room, as well as a Kitchen and Utility Porch to the ground floor. Further benefits include gas central heating and uPVC double glazing, as well as the courtyard rear garden and a Garage. Well located for local shops, The Red Lion and Wheatsheaf Pubs, St Mary's Church and Chalk Farm Hotel, access to The South Downs is close by whilst nearby bus services offer access in and out of Eastbourne. Being sold chain free, viewing is considered essential. Sole Agents.

Entrance Hall
Frosted uPVC double glazed front door opening to Entrance Hall; with radiator.

Lounge 15' x 14'3 max (4.57m x 4.34m max)
Laminate wood effect flooring, feature fireplace with hearth and wooden surround. Double radiator, understairs store cupboard, uPVC double glazed window to front.

Dining Area 8'6 x 6'11 (2.59m x 2.11m)
Open plan from Lounge. Laminate wood effect flooring, radiator, uPVC double glazed door to Rear Garden. Doorway to Kitchen.

Kitchen 8'6 x 7'4 (2.59m x 2.24m)
Single drainer sink unit with mixer taps and cupboard below. Further range of drawers and base units with working surfaces over, space for gas oven space, for fridge or freezer, wall units, part tiling to walls, uPVC double glazed window and door to Utility Porch.

Utility Porch 7'6 x 7'1 (2.29m x 2.16m)
Space and plumbing for washing machine, further appliance space with working surfaces over, tiled floor, UPVC double glazed windows to rear and side. UPVC double glazed door to Rear Garden.

First Floor Landing
Stairs rising from Entrance Hall to First Floor Landing. Hatch to loft space with loft ladder. Linen cupboard housing insulated cylinder with slatted shelving above.

Bedroom 1 11'8 x 12'1 max (3.56m x 3.68m max)
Measurements exclude the depth of the built-in wardrobe cupboard. Radiator, 2 uPVC double glazed windows to front.

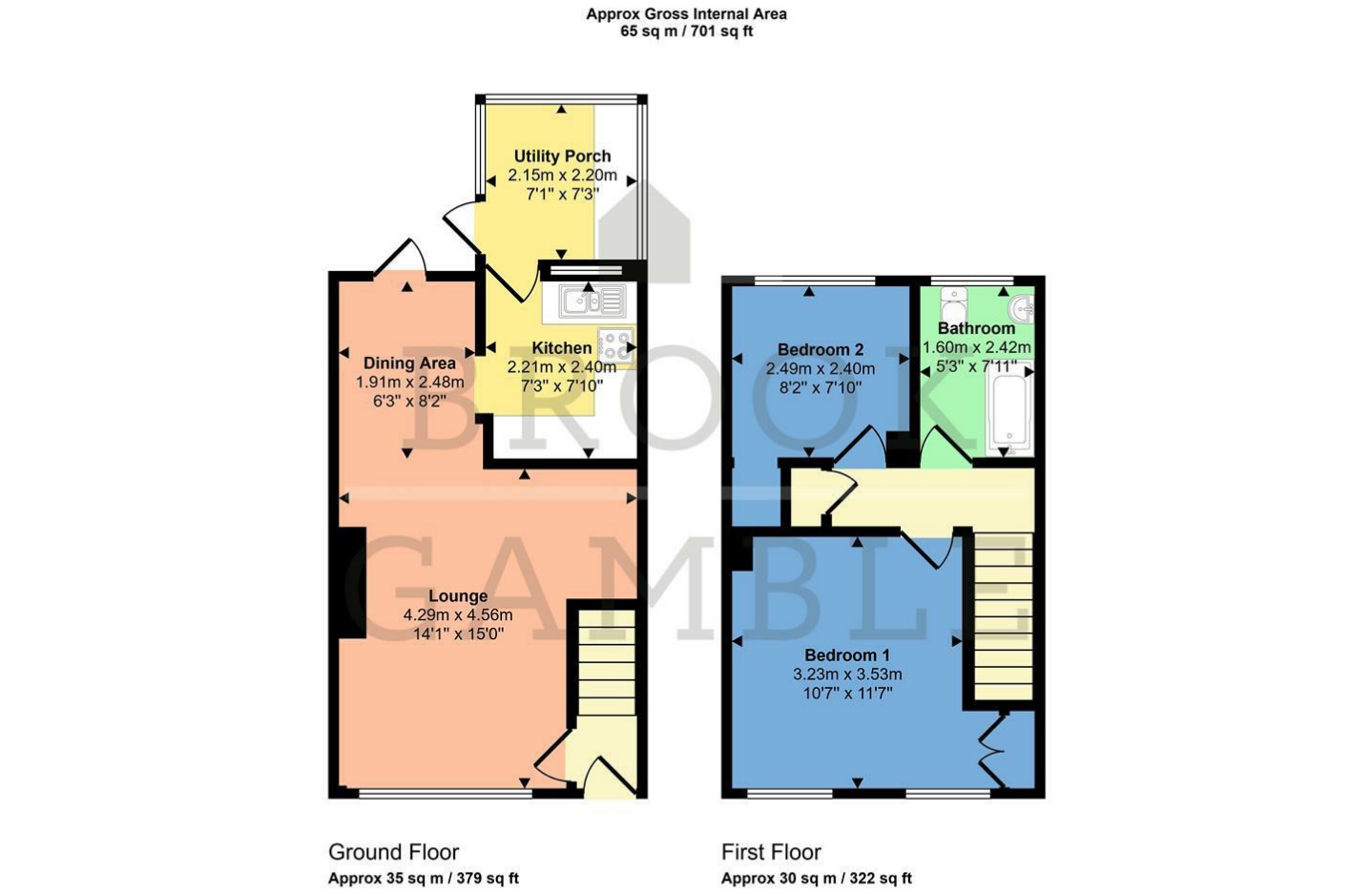
Bedroom 2 8'4 x 8'1 (2.54m x 2.46m)
Radiator, wardrobe recess housing wall mounted gas boiler. UPVC double glazed window to rear.

Bathroom
Fitted bath with mixer taps, wall mounted shower unit and rainfall shower hear. Glazed shower screen, pedestal wash basin, low flush WC, heated towel rail, part tiling to walls, frosted uPVC double glazed window to rear.

Outside
There are gardens to the front and rear of the property. The rear garden has a paved patio area adjacent the house with a step down to the decked patio. The garden is enclosed by timber fencing, with a gate for rear access.

Garage
There is a garage located in a nearby block, with an up and over door.

Floor Plan

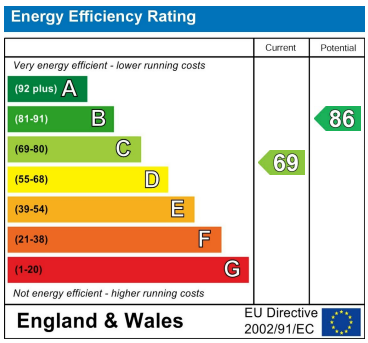


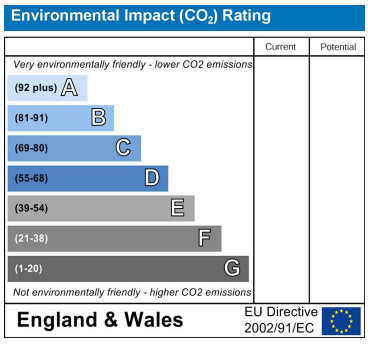
This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Area Map



Energy Efficiency Graph





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4 Albert Parade, Eastbourne, East Sussex, BN21 1SD
Tel: 01323 438506 Email: info@brookgamble.co.uk https://www.brookgamble.co.uk