



31 Homelade House, St. Johns Road, Eastbourne, BN20 7PZ

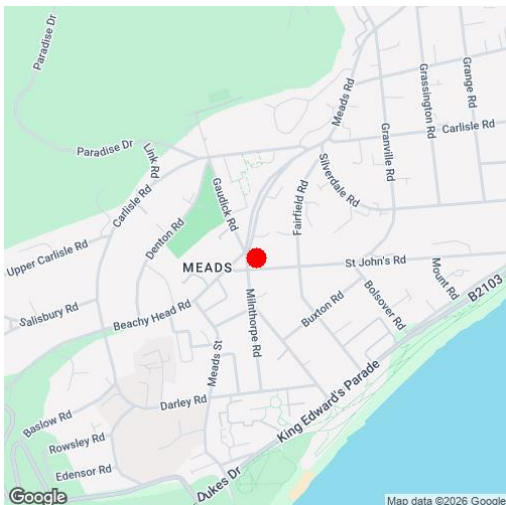
Price £70,000 | Leasehold

LS Leaper
Stanbrook

TOWN CENTRE OFFICE
01323 416716

MEADS STREET OFFICE
01323 737962

A well presented apartment on the second floor of a popular retirement development in the heart of Meads within a few hundred yards of the seafront and Meads Street shopping facilities. This pleasant apartment is offered to the market boasts bright and good sized accommodation comprising communal entrance hall, passenger lift and stairs to all floors, private entrance hall, spacious sitting/dining room opening to a well appointed kitchen, one good size double bedroom with built in wardrobes and a modern shower room/WC. Additional benefits include double glazing and electric heating. Homeglade House benefits from all of the advantages associated with retirement living including a resident's lounge, laundry and guest suite, together with a house manager and life line. There are attractive communal gardens and resident's parking.





At a Glance:

- One bedroom second floor apartment
- Popular retirement development in Meads
- Close to Meads high street and seafront
- Spacious sitting/dining room
- Modern kitchen and shower room
- Resident's lounge, laundry, guest suite, house manager and life line.
- Chain free
- Attractive communal garden
- Residents parking
- Double glazing and electric heating

Accommodation:

**COMMUNAL ENTRANCE HALL
STAIRS & PASSENGER LIFT TO
ALL FLOORS**

PRIVATE ENTRANCE HALL

SITTING/DINING ROOM
16'4" (4.98m) x 10'5" (3.18m)

KITCHEN
7'3" (2.21m) x 5'3" (1.6m)

BEDROOM
11'5" (3.48m) x 8'8" (2.64m)

SHOWER ROOM/WC

OUTSIDE:

COMMUNAL GARDENS

RESIDENTS PARKING

LEASE:

145 years unexpired

MAINTENANCE:

Sept 25 - Aug 26 £3127

GROUND RENT:

£900 per annum

SUB-LETTING:

Yes - with permission

PETS

T.B.C.

EPC:

"C"

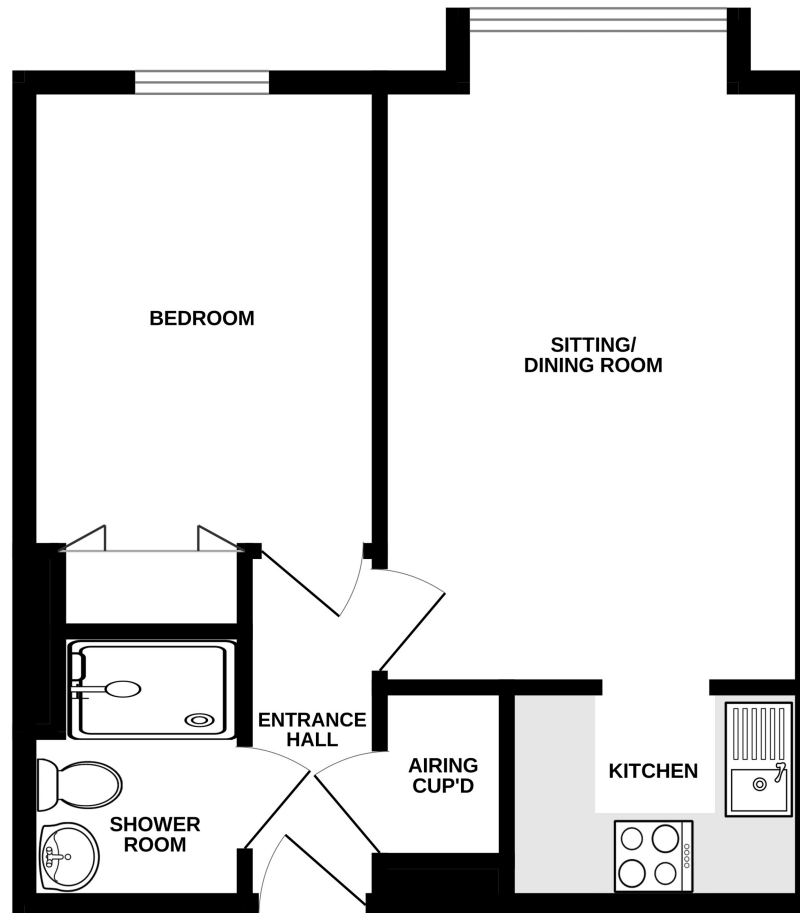
COUNCIL TAX:

Band "B"

(All details concerning the terms of the Lease and outgoings are subject to conformation)



2ND FLOOR
394 sq.ft. (36.6 sq.m.) approx.



TOTAL FLOOR AREA : 394 sq.ft. (36.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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