



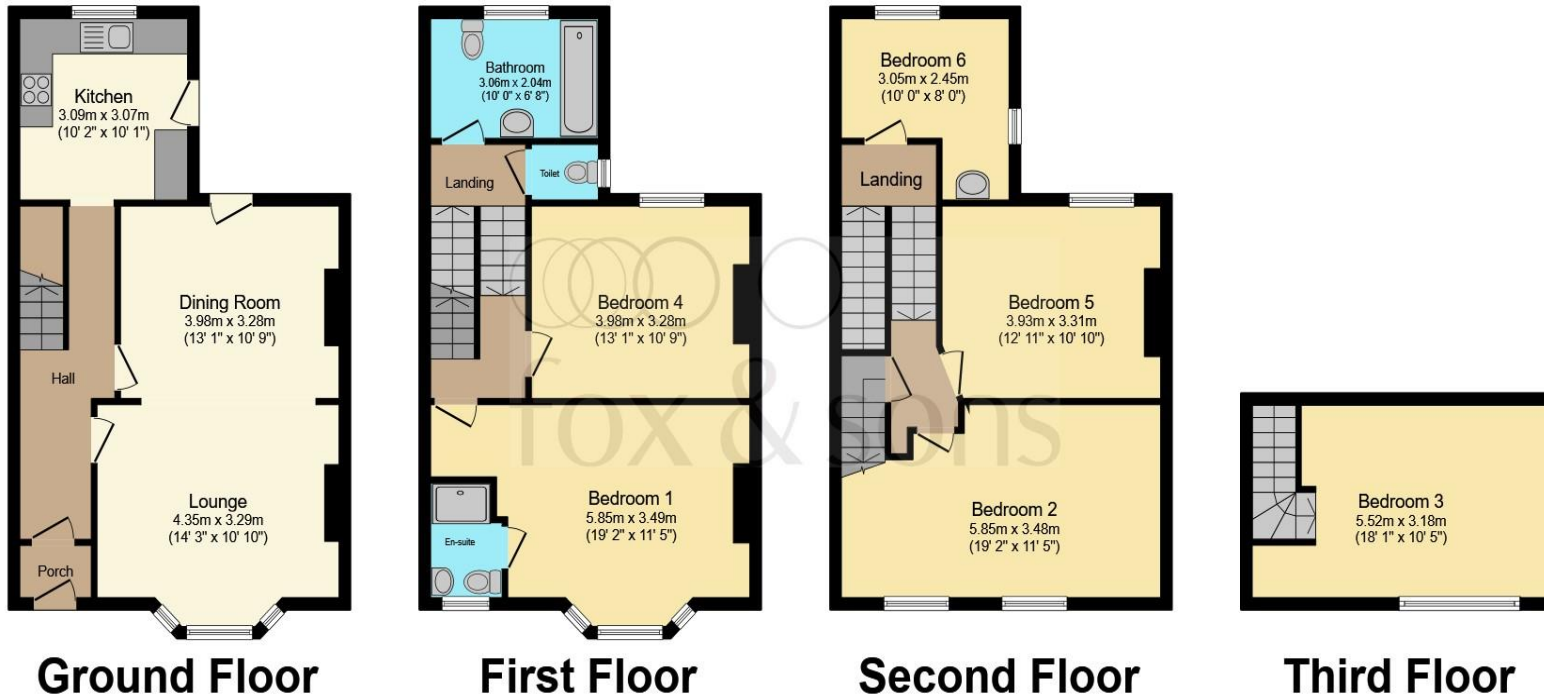
St. Aubyns Road, Eastbourne BN22 7AS

welcome to

St. Aubyns Road, Eastbourne

""""GUIDE PRICE - £415,000 - £435,000""""A substantial, six bedroom Victorian Townhouse set across four spacious storeys, adjacent to Eastbourne's historic seafront just West of the Pier.





Total floor area 166.0 m² (1,786 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Entrance Porch

Entrance Hall

Lounge

10' 10" plus bay x 14' 3" into recess (3.30m plus bay x 4.34m into recess)

Dining Room

12' 9" into recess x 10' 5" (3.89m into recess x 3.17m)

Kitchen

10' 1" x 10' 1" (3.07m x 3.07m)

Downstairs Cloakroom

First Floor Landing

Bedroom 1

19' 3" into recess x 14' into bay (5.87m into recess x 4.27m into bay)

En Suite

Bedroom 2

19' 2" x 11' 5" (5.84m x 3.48m)

Bedroom 3

10' 10" x 11' 10" plus recess (3.30m x 3.61m plus recess)

Bedroom 4

9' 7" x 10' (2.92m x 3.05m)

Bathroom

Bedroom 5

10' 10" x 13' into recess (3.30m x 3.96m into recess)

Loft Room

18' 1" max x 10' 5" (5.51m max x 3.17m)

welcome to

St. Aubyns Road, Eastbourne

- Victorian Townhouse
- 5/6 Bedrooms
- Lounge & Dining room
- Loft Room
- En Suite to master bedroom

Tenure: Freehold EPC Rating: E
Council Tax Band: D

guide price

£415,000 - £435,000



Please note the marker reflects the
postcode not the actual property

view this property online fox-and-sons.co.uk/Property/EBN118582



Property Ref:
EBN118582 - 0007

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