

HUNT FRAME

ESTATE AGENTS



62 Lottbridge Drive
Hampden Park, Eastbourne, BN22 9PD

£295,000

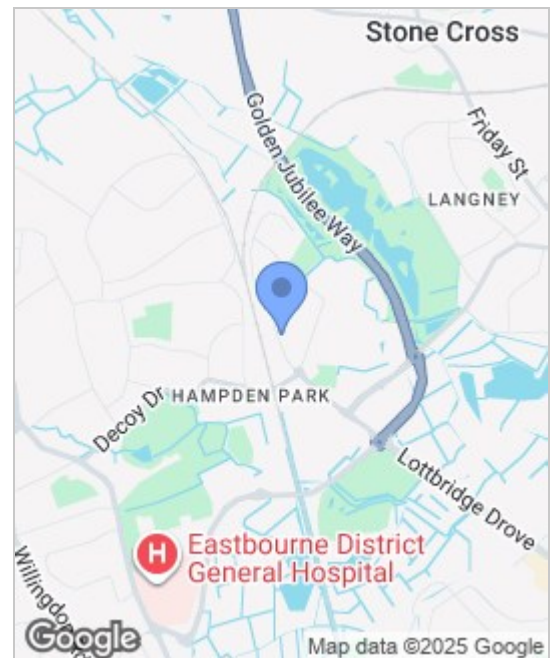


Approximate Gross Internal Area
1081 sq ft - 100 sq m



FIRST FLOOR

Not to Scale. Produced by The Plan Portal on behalf of Hunt Frame.
For Illustrative.



| Energy Efficiency Rating | | Current | Potential | Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|--|---------|-----------|---|--|---------|-----------|
| Very energy efficient - lower running costs | | | | Very environmentally friendly - lower CO ₂ emissions | | | |
| | | | | | | | |
| Not energy efficient - higher running costs | | | | Not environmentally friendly - higher CO ₂ emissions | | | |
| England & Wales | | | | England & Wales | | | |
| EU Directive 2002/91/EC | | | | EU Directive 2002/91/EC | | | |
| | | | | | | | |

Please contact us on 01323 737373 if you wish to arrange a viewing appointment for this property or require further information.

- 1930'S STYLE SEMI-DETACHED HOUSE
- 26'7" THROUGH LOUNGE/DINING ROOM
- THREE BEDROOMS
- GAS CENTRAL HEATING
- AVAILABLE WITH NO ONWARD CHAIN
- WITHIN EASY WALK OF HAMPDEN PARK RAILWAY STATION
- EXTENSION/SUN ROOM
- DOUBLE GLAZED WINDOWS
- DRIVEWAY PROVIDING OFF ROAD PARKING

A kitchen featuring wooden cabinetry with arched doors and drawers. The countertop is a light green speckled material. On the left, there is a stainless steel sink with a chrome faucet. In the center, a black gas cooktop sits on a white oven. To the right of the oven, a white wall-mounted water heater is visible. The backsplash is made of light-colored tiles with a decorative border. A window is located above the sink on the left.



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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