

HUNT FRAME

ESTATE AGENTS



47 Macquarie Quay, Eastbourne, BN23 5AU

£324,950



A CHAIN FREE, THREE BEDROOM, end of terrace town house located just seconds from the seafront within Eastbourne's North Harbour. The property benefits from THREE BATH/SHOWER ROOMS, kitchen breakfast room, lounge with 'Juliet' balcony, ground floor cloakroom and an integral garage.



ENTRANCE HALL

Radiator, stairs to first floor.

GROUND FLOOR

CLOAKROOM

Suite comprising low level WC. Wall mounted wash hand basin. Radiator, double glazed window.

KITCHEN/BREAKFAST ROOM

15'6 x 10'10 (4.72m x 3.30m)

Double glazed window and patio doors overlooking and leading to rear garden. Fitted in a range of eye and base level units and drawers with complementary work surface over. Inset stainless steel sink unit with drainer and mixer tap. Tiles splashbacks. Integrated oven and four ring hob with extractor hood over, space for washing machine and upright fridge/freezer.

FIRST FLOOR LANDING

Stairs rising to second floor landing.

LOUNGE

16'11x 11'1 (5.16mx 3.38m)

Two radiators, TV point, double glazed windows and French doors leading to 'Juliet' balcony.

BEDROOM ONE

13'5 x 11'1 (4.09m x 3.38m)

Two double glazed windows to front radiator, door to:

EN-SUITE SHOWER ROOM

In a suite comprising low level WC. Wall mounted wash hand basin. Shower cubicle.

SECOND FLOOR LANDING

Door to airing cupboard.

BEDROOM TWO

15'6 x 9'11 (4.72m x 3.02m)

Two double glazed windows to rear radiator. Range of fitted wardrobes.

EN-SUITE

Low level WC. Wall mounted wash hand basin. Shower cubicle.

BEDROOM THREE

15'6 x 15'5 (4.72m x 4.70m)

Double glazed window to front radiator.

BATHROOM

In a white suite comprising panelled bath

with mixer tap and shower attachment, low level wc, pedestal wash basin, radiator.

COURTYARD REAR GARDEN

INTEGRAL GARAGE

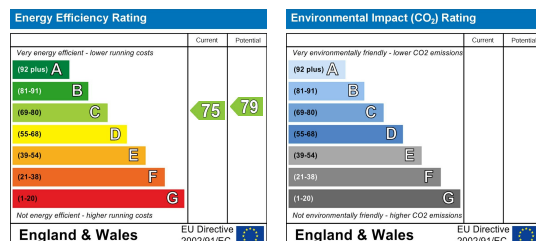
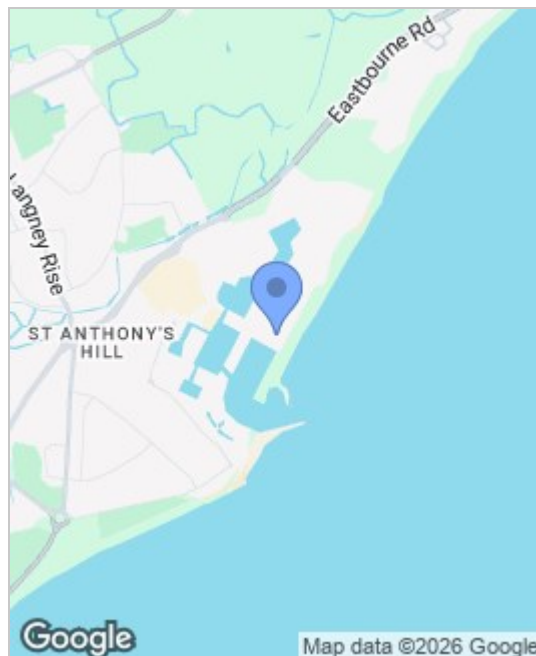
With up and over door.

COUNCIL TAX BAND: E

HARBOUR CHARGE: APPROX. £380 P.A.

AGENTS NOTE

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