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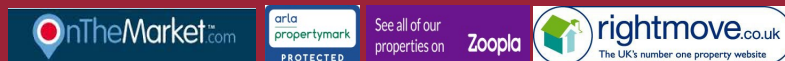
Any floor plans shown are for identification purposes only and are not to scale

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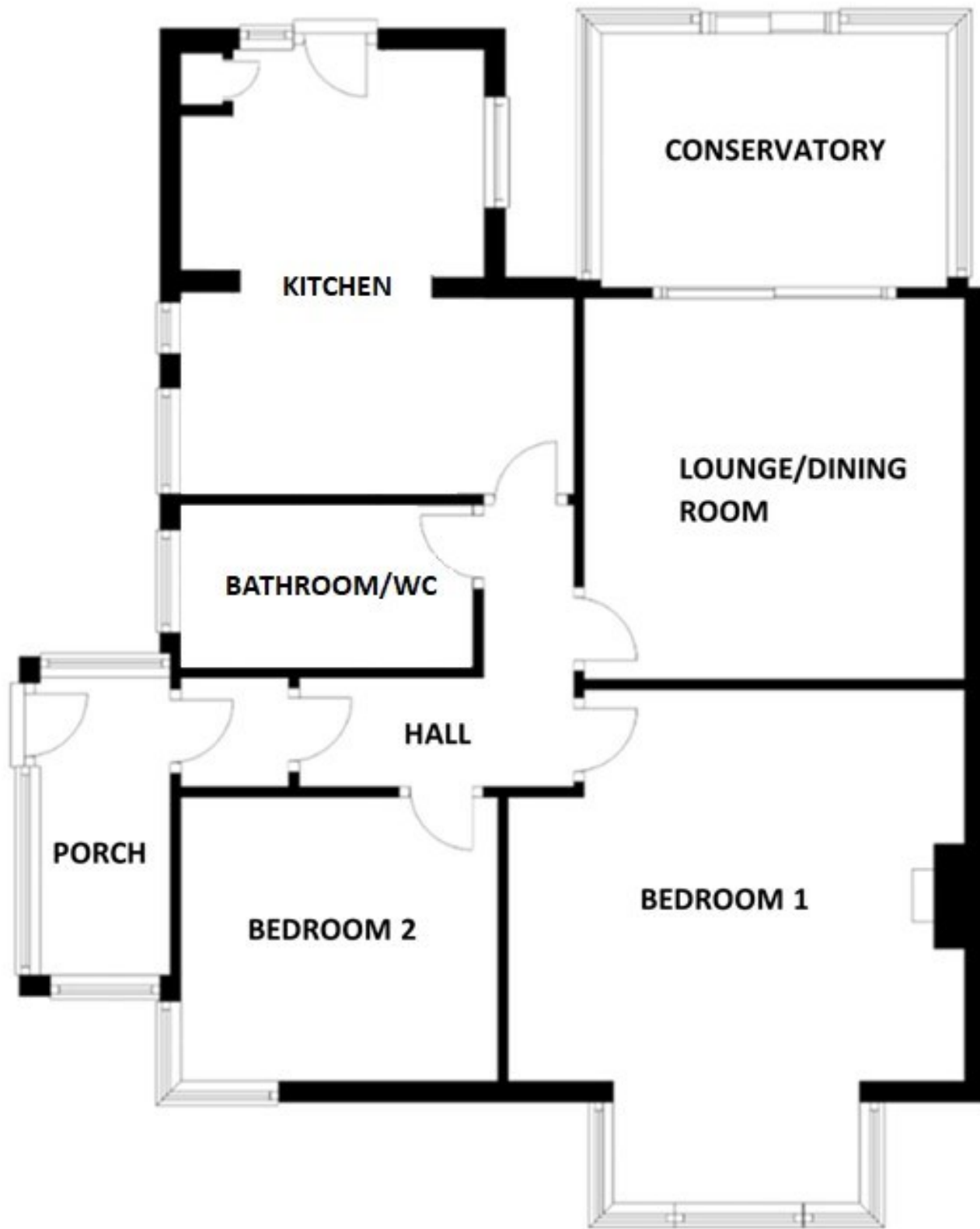
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£391,500



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Ground Floor



Located on the highly desirable South side of the Coast Road this fantastic 2 bedroom link-detached bungalow enjoys sea views, off road parking for 2/3 cars and a garage and is moments away from stunning cliff top walks. Step inside the entrance porch perfect for decamping those muddy boots and coats after a long cliff top stroll, the central hallway leads to two good sized bedrooms flooded with natural light from their West facing position with the main bedroom also benefitting from a spacious bay window area. The lounge is generous in size and leads out to a conservatory perfect as a dining area or just a place to relax and enjoy the sea views. The extended kitchen offers plenty of work surface and a mixture of wall and base units along with UPVC door giving access to the rear garden. The bathroom is finished with neutral tones and complete with a white bathroom suite with shower over the bath.

Outside the large rear garden is both spacious and landscaped with attractive lawned areas and offers a summer house, shed and decked area along with those fantastic sea views. Locally there are fantastic walks, access to local shops, bus services to both Eastbourne and Brighton and access to the beach and undercliff walks is easily reached. The garage offers the opportunity to add another room subject to planning and there is loft space that also has potential for conversion (stpp).

The accommodation with approximate room measurements comprises:

ENTRANCE PORCH

ENTRANCE HALL

KITCHEN 14'4" max x 11'11" max (4.38m x 3.63m)

LOUNGE/DINING ROOM 11'11" x 11'10" (3.63m x 3.60m)

uPVC CONSERVATORY 10'11" x 7'6" (3.33m x 2.28m)

BEDROOM 1 15'11" max x 13'11" max (4.86m x 4.26m)

BEDROOM 2 9'10" x 8'10" (2.99m x 2.69m)

BATHROOM/WC 8'9" x 4'10" (2.67m x 1.47m)

FRONT GARDEN

REAR GARDEN

GARAGE