



Rowsley Road, Eastbourne BN20 7XS



welcome to

Rowsley Road, Eastbourne

An exceptionally spacious and beautifully appointed four-bedroom detached residence located within the most exclusive of Meads locations.



Entrance Porch

Window and door to the front aspect.

Entrance Hall

Double glazed window to the side aspect. Window to the front aspect. Door to the front aspect. Radiator. Cupboards. Alarm system.

Lounge

19' 10" into recess x 15' (6.05m into recess x 4.57m)
Double glazed window to the front aspect. Radiator.
Gas fire place. Sea views. Archway leading to:

Dining Room

10' 10" x 12' 9" (3.30m x 3.89m)
Double glazed French doors to the rear aspect.
Double glazed window to the rear aspect. Radiator.

Kitchen

18' 10" max x 10' 9" (5.74m max x 3.28m)
A bespoke handmade kitchen with a range of wall and base units with stone work tops incorporating a sink and drainer units with an additional butler sink. Double electric oven with a five ring gas hob with cooker hood above. Larder cupboard. Integral dish washer and washer / dryer. American fridge / freezer. Cupboard containing boiler. Radiator. Double glazed window to the side and rear aspect. Double glazed door to the rear aspect.

Cloakroom

Low level W.C. Wash hand basin. Heated towel rail. Double glazed window to the front aspect.

First Floor Landing

Stairs leading from ground floor to first floor landing. Double glazed window to the front aspect with sea views. Loft access. Radiator. Airing cupboard.

Bedroom 1

15' x 12' (4.57m x 3.66m)
Double glazed window to the front aspect with sea views. Fitted wardrobes. Radiator.

En - Suite

Comprising a walk in shower cubicle with over head shower attachment. His and hers sinks. Heated towel rail. Low level W.C. Extractor fan. Vanity unit. Double glazed window to the side aspect.

Bedroom 2

13' 3" x 11' 5" (4.04m x 3.48m)
Double glazed window to the side aspect with sea views. Fitted wardrobes. Radiator.

Bedroom 3

14' 5" x 9' 4" (4.39m x 2.84m)
Double glazed window to the side and rear aspect. Fitted wardrobes. Radiator.

Bedroom 4

10' 10" x 9' 2" (3.30m x 2.79m)
Double glazed window to the rear aspect. Fitted wardrobes. Radiator.

Bathroom

Comprising a bath with mixer taps and over head shower attachment. Low level W.C. Wash hand basin. Vanity unit. Heated towel rail. Double glazed window to the rear aspect. Extractor fan.

Rear Garden

Patio area adjoining the property with steps to maintained rear garden with flower beds. Mature shrubs. Side gate.

Double Garage

Electric up and over door. Power and lighting.

Off Road Parking

Block paved drive for multiple vehicles.



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welcome to

Rowsley Road, Eastbourne

- SUBSTANTIAL DETACHED RESIDENCE
- BEAUTIFULLY LANDSCAPED REAR GARDEN
- EXCLUSIVE MEADS LOCATION
- WONDERFUL COASTAL VIEWS
- 19' LOUNGE WITH SEPARATE DINING ROOM

Tenure: Freehold EPC Rating: D

Council Tax Band: F



£830,000

Total floor area 187.6 m² (2,019 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.localagent.com



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Property Ref:
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