



**Welbeck Close
Eastbourne
East Sussex
BN22**

Offers in Excess of £160,000

bettermove

Welbeck Close

Eastbourne

Bettermove are proud to present this 1 bedroom maisonette in Eastbourne, available with no forward chain, welcoming cash buyers only.

This property benefits from double glazing, and gas central heating throughout, with communal parking available.

The council tax band is A.

This is a leasehold property with 88 years remaining on the lease; the ground rent is £10.00 per annum, and the service charge is £89.00 per month.

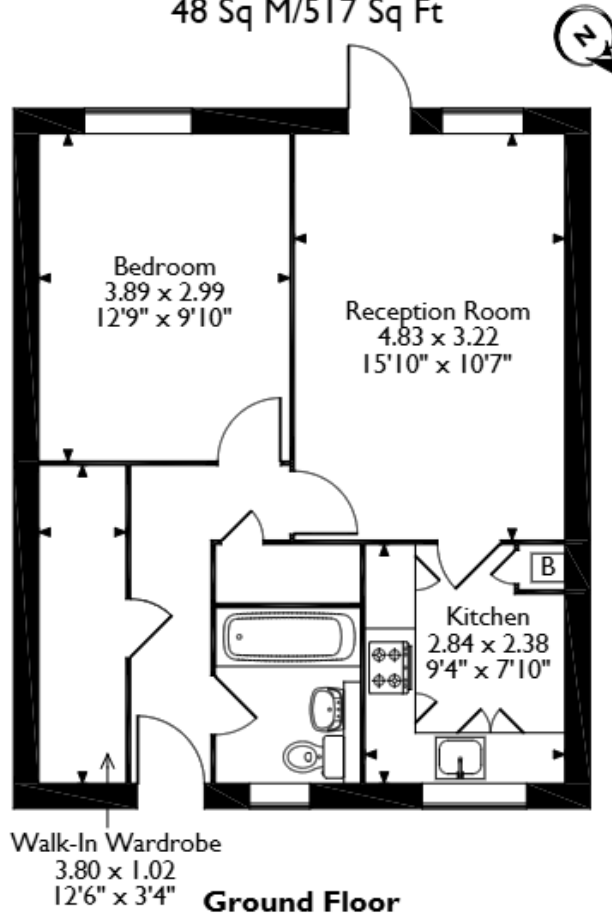
The interior of this beautifully presented ground floor property comprises a spacious living room, fitted kitchen, one double bedroom, walk-in-wardrobes, and a family bathroom. The exterior boasts communal gardens, perfect for enjoying the summer months.

Located in the popular coastal town of Eastbourne, the property is close to a range of amenities, including shops, supermarkets, restaurants, pubs, and a short distance to the seafront. Excellent transport links can be found from Hampden Park Train Station (1.6 miles), a variety of local bus routes, and quick access to the A27.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.



Welbeck Close, Eastbourne, East Sussex
Approximate Gross Internal Area
48 Sq M/517 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	72	77
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
	73	79
England, Scotland & Wales		
	EU Directive 2002/91/EC	



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