



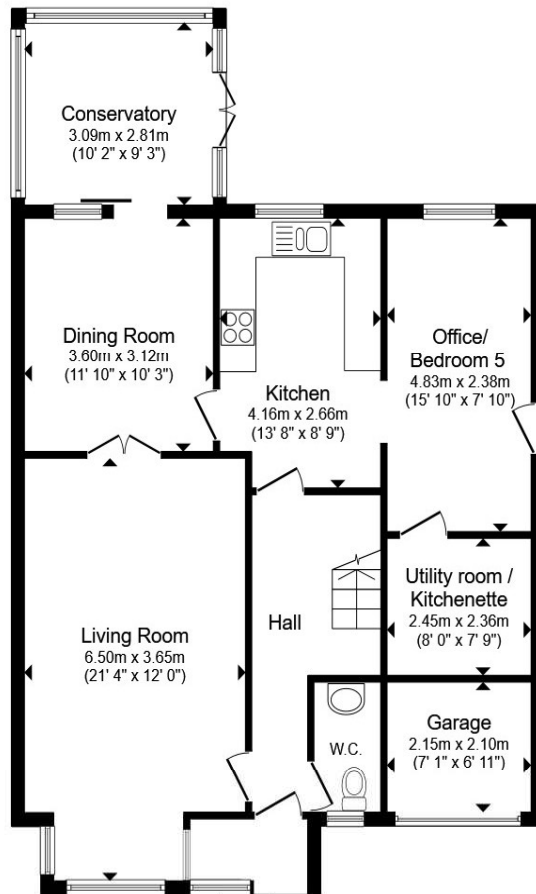
**Cleveland Close, Eastbourne BN23 8ES**

**welcome to**

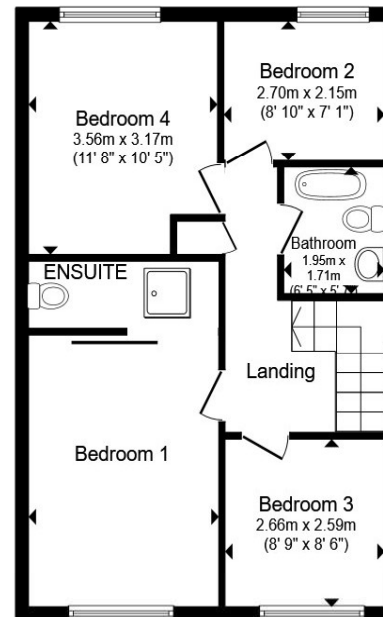
**Cleveland Close, Eastbourne**

\*\*\*GUIDE PRICE £400,000 - £425,000\*\*\* A spacious and versatile 4/5 bedroom detached home, ideally positioned within a quiet cul-de-sac in the highly sought-after North Langney area. Offering multiple reception rooms, a driveway and garage, and a flexible layout including a annexe-style space.





**Ground Floor**



**First Floor**

Total floor area 143.3 m<sup>2</sup> (1,543 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.propertybox.io](http://www.propertybox.io)



**Entrance Porch**

**Entrance Hall**

**Downstairs W/C**

**Living Room**

21' 4" x 12' ( 6.50m x 3.66m )

**Dining Room**

11' 10" x 10' 3" ( 3.61m x 3.12m )

**Conservatory**

10' 2" x 9' 3" ( 3.10m x 2.82m )

**Kitchen**

13' 8" x 8' 9" ( 4.17m x 2.67m )

**Office/Bedroom Five**

15' 10" x 7' 10" ( 4.83m x 2.39m )

**Stairs To First Floor Landing**

**Bedroom One**

11' 8" x 10' 5" ( 3.56m x 3.17m )

**En-Suite**

**Bedroom Two**

8' 10" x 7' 1" ( 2.69m x 2.16m )

**Bedroom Three**

8' 9" x 8' 6" ( 2.67m x 2.59m )

**Bedroom Four**

15' 4" x 10' 4" ( 4.67m x 3.15m )

**Bathroom**

welcome to

## Cleveland Close, Eastbourne

- \*\*\*GUIDE PRICE £400,000 - £425,000\*\*\* 4/5 Bedroom
- Detached Home
- Cul-De-Sac Location in North Langney
- Driveway & Garage
- Multiple Reception Rooms
- Conservatory

Tenure: Freehold EPC Rating: D  
Council Tax Band: E

guide price

**£400,000 - £425,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/LGL111885](https://fox-and-sons.co.uk/Property/LGL111885)



Property Ref:  
LGL111885 - 0005

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