

Fitzmaurice Avenue, Eastbourne, East Sussex

Guide Price £375,000 to £400,000 *Freehold*

Character 1930s Semi-Detached House

- • Character 1930s Semi-Detached
- • Overlooking Recreation Ground
- • 3 Bedrooms & Large Bathroom
- • Modern Kitchen & Dining Room
- • Lounge with Bay Window
- • Downstairs Cloakroom & Storage
- • 100ft Garden with Workshop
- • Prime Roselands Location
- • Guide Price £375,000 to £400,000
- Council Tax Band: D
- EPC Rating: C
- Local Authority: Eastbourne Borough Council





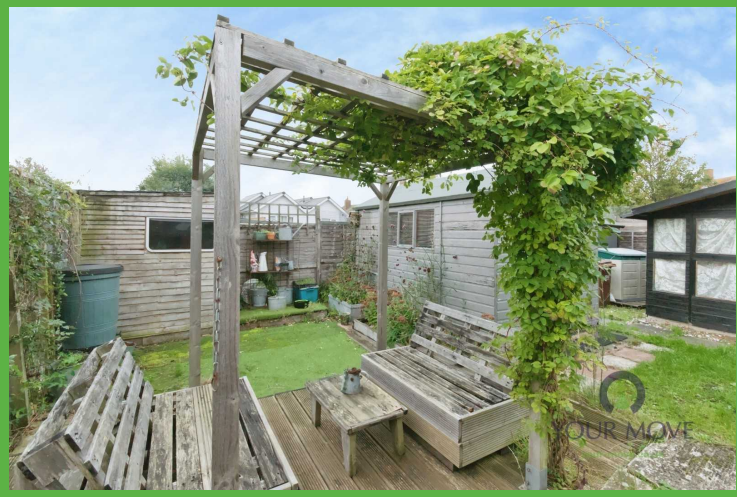
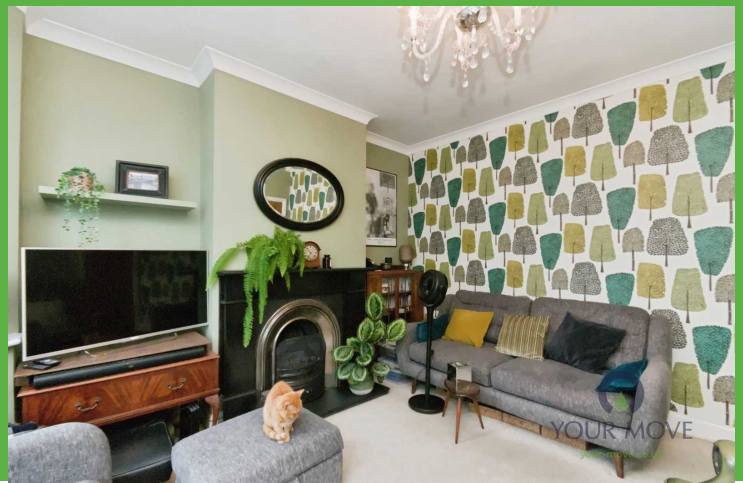
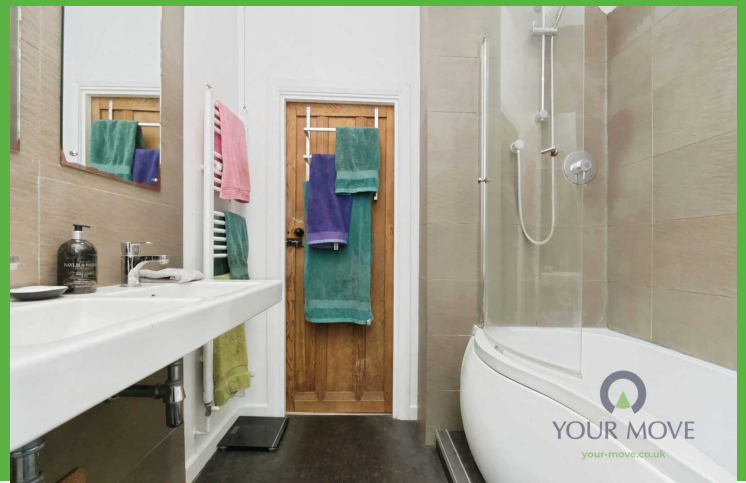
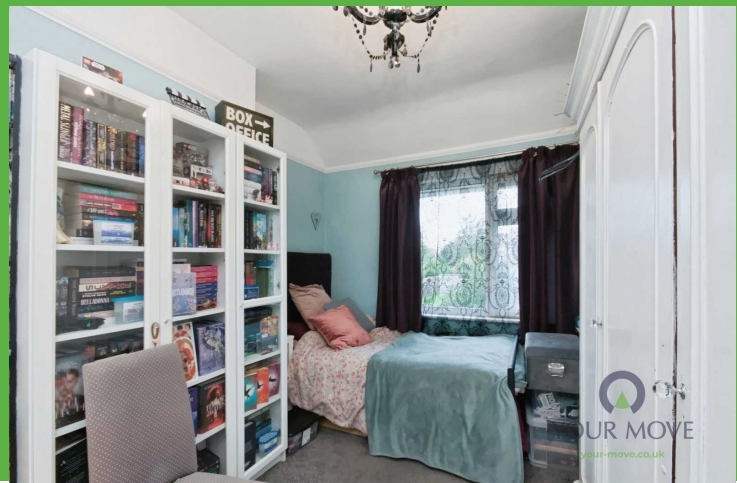


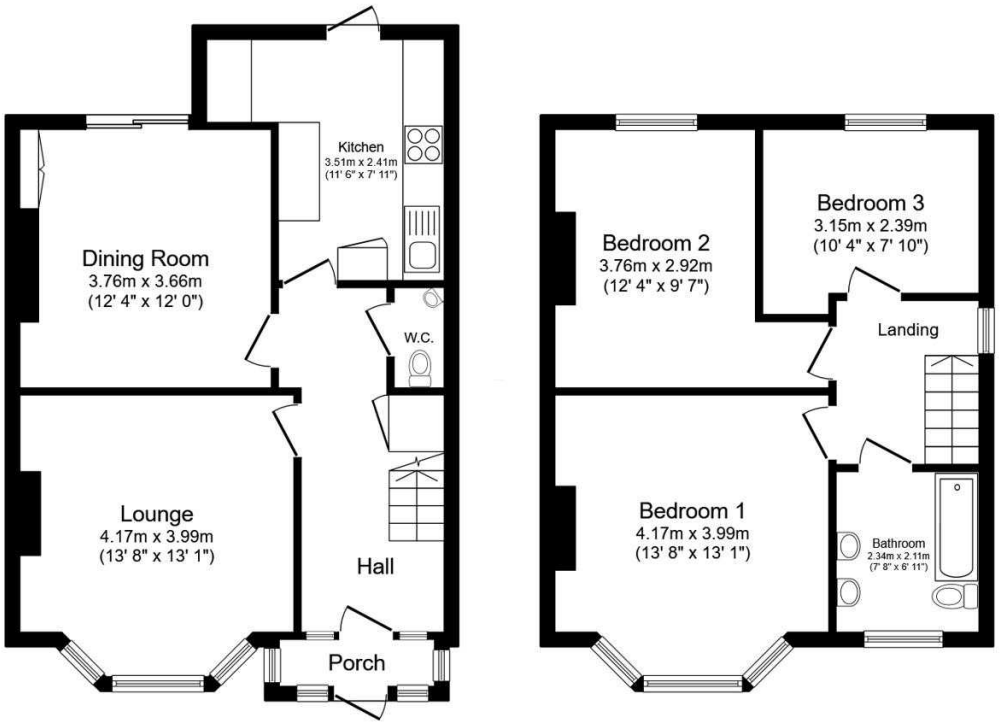
Your Move Eastbourne is delighted to present this character-filled 1930s three bedroom semi-detached family home, beautifully positioned on a quiet, tree-lined residential road in the highly sought-after Roselands area of Eastbourne. Directly overlooking the open green space of Roselands Recreation Ground, this nicely presented property combines traditional charm with practical modern living and offers plenty of street parking right outside.

The ground floor accommodation comprises a welcoming entrance porch and hallway featuring a convenient downstairs cloakroom/WC and plenty of useful storage cupboards. The front-aspect lounge is flooded with natural light from a charming bay window and highlights a character feature fireplace with a gas flame cast iron grate, creating a warm and inviting focal point. To the rear, a separate dining room provides seamless access via doors opening directly onto the garden, perfectly complementing the modern fitted kitchen equipped with an efficient Baxi boiler. Upstairs, the first floor boasts three well-proportioned, good-sized bedrooms and a large, well-appointed family bathroom.

Externally, the property truly shines with a beautifully planted front garden, pathway to the front door, and side gated access leading to an impressive approximately 100ft long rear garden. Designed for both relaxation and practicality, the expansive outdoor space features decking, a further secluded seating area, multiple sheds, a hardstanding area, a garden tools store, a summerhouse/craft shed with power, and a large workshop complete with power and a workbench. Positioned within walking distance of local shops, the seafront, and good schools, with the mainline train station, supermarkets, DIY shops, and town centre all within easy reach, early viewing is highly recommended.





Total floor area: 99.2 sq.m. (1,068 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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

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