

48, Sutton Avenue, Peacehaven, BN10 7NL

Leasehold

Asking Price £150,000



Located on Sutton Avenue in the charming coastal town of Peacehaven, this spacious ground floor one-bedroom apartment presents a unique opportunity for those looking to create their ideal living space. While the property is in need of complete refurbishment, it offers a blank canvas for imaginative buyers to transform it into a stylish home.

The apartment features a generously sized double bedroom, complete with built-in wardrobes, providing ample storage space. The bright living room is a delightful area, enhanced by doors that lead directly onto a private balcony, perfect for enjoying the fresh sea air and relaxing outdoors.

Additionally, the property includes a garage, offering convenient parking and extra storage options. Its location is particularly advantageous, with excellent transport links to both Brighton and Eastbourne, making it an ideal choice for commuters or those who enjoy the vibrant amenities of these nearby towns.

This apartment is a fantastic opportunity for anyone looking to invest in a property with great potential in a desirable area. With vision and creativity, this flat can be transformed into a wonderful home or a lucrative rental investment. Don't miss the chance to make this property your own.



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**Entrance Hallway**  
5'10" x 4'5" (1.78 x 1.35)

**Living Room**  
18'11" x 9'2" (5.78 x 2.81)

**Balcony**

**Kitchen**  
10'9" x 6'3" (3.30 x 1.93)

**Bedroom**  
13'10" x 12'5" (4.22 x 3.81)

**Bathroom**  
6'3" x 6'1" (1.92 x 1.86)

**Garage**  
16'1" x 8'2" (4.91 x 2.49)

**Outgoings**  
Lease has approx. 177 Years Remaining  
Service Charge £1298 Per Annum  
Ground Rent £20 Per Annum

