



79 Greenway, Eastbourne, East Sussex BN20 8UQ



Calling all first-time buyers and investors—this is a standout opportunity to secure a freshly updated two-bedroom mid-terrace home in a prime West Eastbourne location, just north of Meads and close to the Old Town boundary. The property has recently undergone a full redecoration, complete with new carpets, and the kitchen is scheduled for refurbishment in the coming weeks, adding even more value. Offered chain-free, it's ready for immediate occupation. For buyers, it's a true turn-key home—no renovation costs, no delays. For investors, it's a ready-to-let property in a strong family area, ideal for attracting reliable tenants from day one. Early viewing is highly recommended to fully appreciate the finish, layout, and location.

GROUND FLOOR

- ENTRANCE
- STORAGE CUPBOARD
- SITTING ROOM
- DINING AREA

KITCHEN

UTILITY

FIRST FLOOR

LANDING

BEDROOM 1

BEDROOM 2

BATHROOM

Description

AP Estate Agents are delighted to present this beautifully updated home, ideally situated on the western edge of Eastbourne—just north of Meads and moments from the Old Town boundary. Perfectly placed for families, the property sits just 450 yards from Ocklynge Junior School, making it a prime location for education and community living. Inside, the home offers two generous double bedrooms, a spacious lounge with room to dine, and a newly refurbished kitchen completed in mid-September. A dedicated utility area keeps laundry appliances tucked away, and the entire property has been tastefully redecorated throughout, complete with new carpets for a fresh, move-in-ready feel. Whether you're a first-time buyer looking for a turnkey home with the costly upgrades already taken care of, or an investor seeking a ready-to-let property in a strong family location, this house ticks all the right boxes. Chain-free and full of potential, this is a smart opportunity in one of Eastbourne's most popular residential pockets.

INSIDE THE PROPERTY

As you enter the property there is currently a lovely smell of fresh paint and new carpets, you walk into a good size lobby area with stairs leading up before you to the first floor. There is also a large understairs walk in cupboard that offers potential for a downstairs toilet perhaps, subject to the advice of a professional and potential building regs. It is currently being used as a cloakroom for coats and houses the gas and electric meters. The lounge is a great size and slightly "L" shaped spanning from front to back, the current owners have installed a ornamental fireplace giving the room a focal point, there is a chimney so perhaps those that prefer a real fireplace could reinstate the opening. The dining area towards the rear of the property has sliding doors opening out to the rear garden, new blinds have been fitted to the front and rear, something else to tick off the list. The Kitchen feels like it cuts into the living room, for some it will offer the potential for an open plan living area incorporating the kitchen, again you would need to take professional advice on this before proceeding. The Kitchen is due to be re-furbished (around mid September) with all new door fronts as the current layout works perfectly well, and the appliances integral electric oven and grill, 4 ring gas hob with extractor above have been professionally cleaned ready for the new owner. From the kitchen you enter a lobby area which has been created by adjoining an outside building to the house, this provides you with a covered access into a utility area with power and lighting as well as the back door out to the rear garden.

UPSTAIRS

The first floor opens up to a surprisingly spacious galleried landing, offering access to all rooms and the partially boarded loft, which is easily reached via a fold-down ladder—ideal for additional storage. Bedroom One is positioned at the front of the property and enjoys double-aspect windows overlooking the front garden. Thanks to the elevated position, you can even catch glimpses of the Hastings coastline on a clear day. The room features three generous built-in cupboards for both hanging and storage, while still leaving ample space for freestanding furniture. Bedroom Two is another well-proportioned double, overlooking the rear garden and benefiting from a double built-in wardrobe, making it perfect for guests or family. The family bathroom is finished in crisp white tiling and includes a modern white suite: low-level WC, pedestal wash basin, and a panelled bath with an adjustable shower overhead—clean, functional, and ready to enjoy.





OUTSIDE

The property is set back from the pavement, with a central pathway leading through the front garden, which features low-maintenance shrubs and a hedge providing natural separation from the neighbouring plot. To the rear, the garden is predominantly paved and arranged over gentle tiers, with steps leading down toward the house. A well-defined flower bed adds colour and character, while the lower patio area offers a sheltered spot directly outside the dining space—perfect for relaxing or entertaining, with access via sliding doors from the lounge. A concrete shed base is already in place at the top of the garden, ready for installation. Parking is available on-street, with options both in front of the property and in Hamsey Close, located just behind, offering additional convenience.

LOCATION

Situated on the western edge of Eastbourne, Greenway offers a peaceful residential setting close to Meads and the Old Town boundary. It's ideally placed for families, with Ocklynge Junior School just 430 yards away and several other well-rated schools nearby. Shops, pharmacies, and Victoria Medical Centre are all within walking distance, while Eastbourne District General Hospital is under a mile. Leisure options include Gildredge Park, Hampden Park, and the South Downs, with the seafront just a short drive away. Transport links are excellent: Eastbourne station – 1.6 miles (London Victoria in ~90 mins) Hastings – 35 mins Brighton – 50 mins Tunbridge Wells – 55 mins Gatwick Airport – ~1 hr 10 mins With strong broadband, great schools, and easy access to town and countryside, Greenway is a smart choice for both families and professionals.

DIRECTIONS

<https://w3w.co/trips.event.aside>

Local Authority: Eastbourne

Services (not checked or tested): Mains Water, Gas, Electric and Drainage

Tenure: Freehold

EPC: EPC Rating C

Council Tax Band: B

Offers in the Region of £260,000

Viewings

By Appointment Only

AP Estate Agents

30-34 North Street, Hailsham, East Sussex, BN27 1DW

E: info@apestateagents.co.uk

W: www.apestateagents.co.uk

T: 01323 382002

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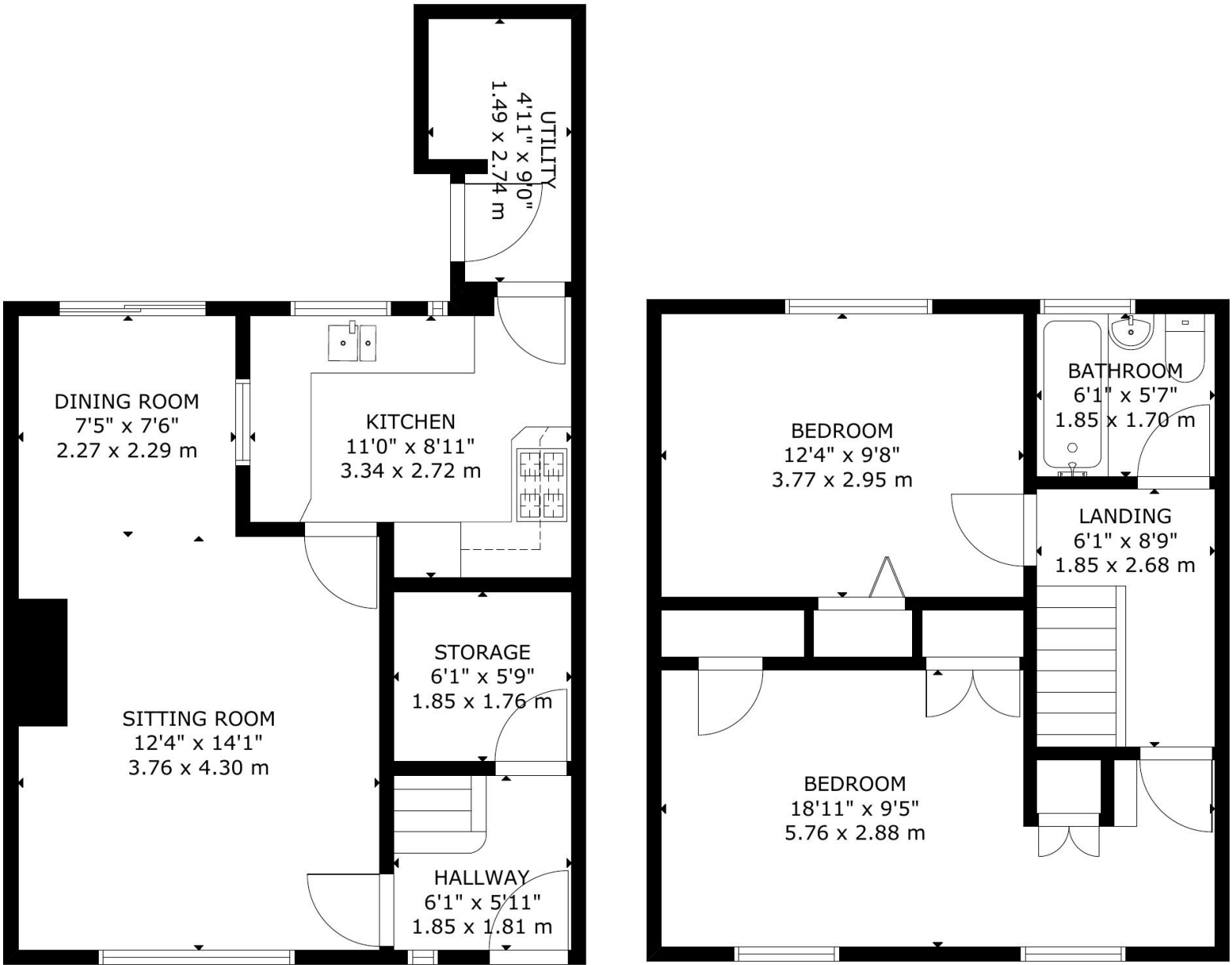
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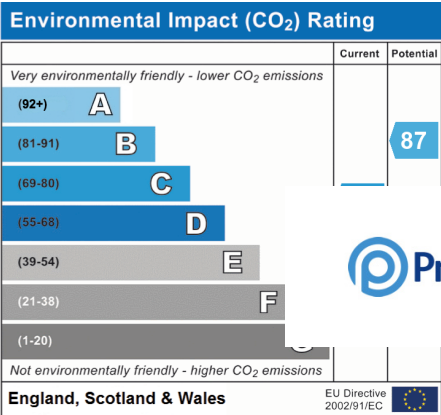
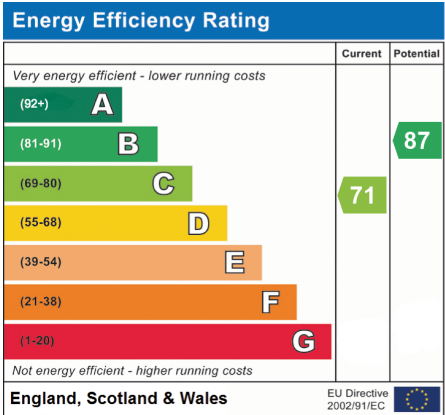
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GROSS INTERNAL AREA
TOTAL: 80 m²/859 sq ft
FLOOR 1: 42 m²/451 sq ft, FLOOR 2: 38 m²/408 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



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