



ALL SAINTS
EASTBOURNE

NO. 43 – EAST WING



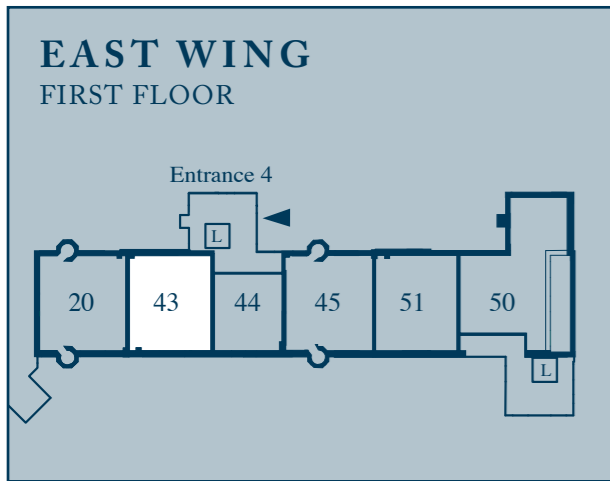
LUXURY LIVING

NO. 43



A beautiful home home that has been intelligently designed to incorporate many historic details which enhance its living spaces.

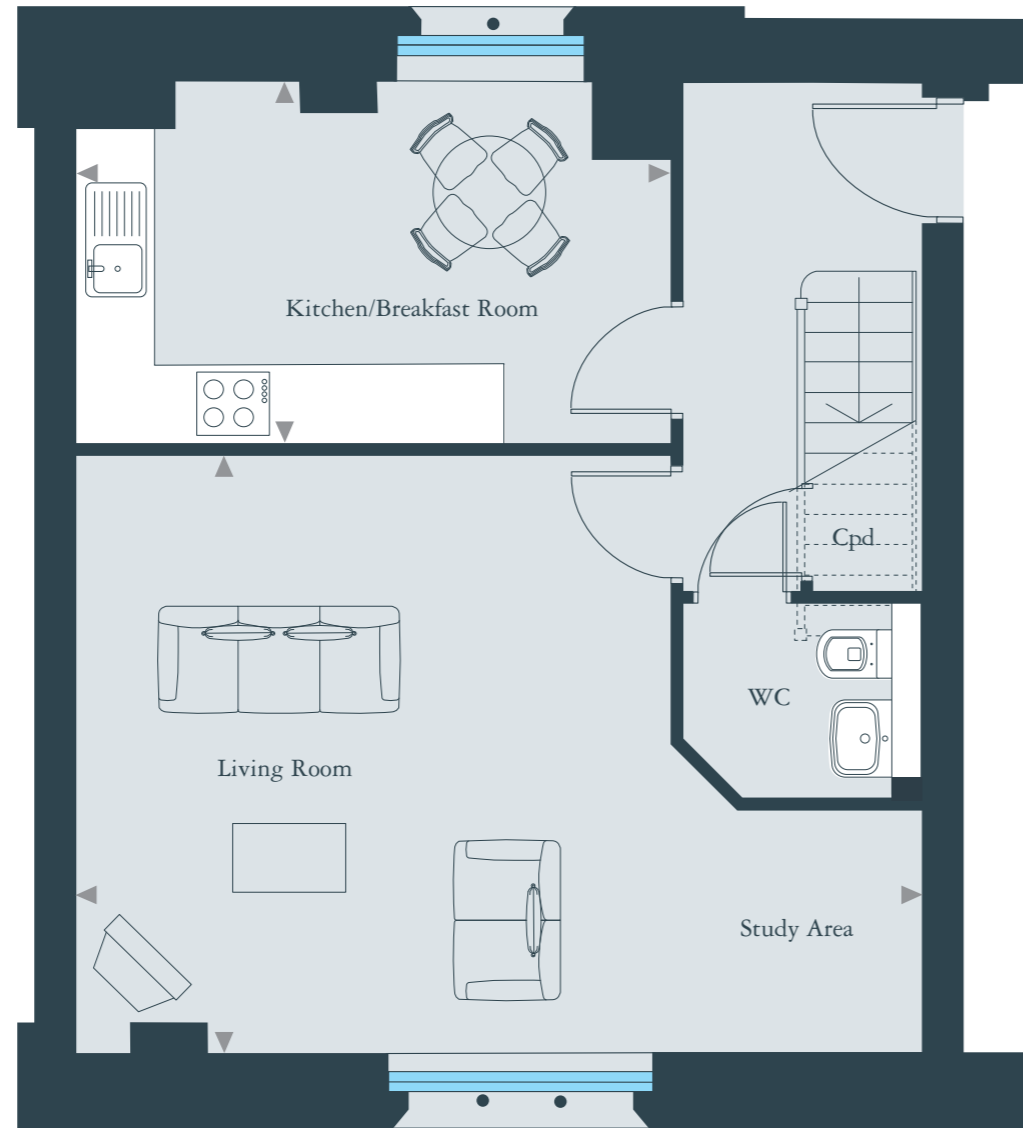
Fully restored timber sash windows are set within original stone tracery surrounds and can be found in the living room and two bedrooms. Existing timber beams now feature as an integral part of each bedroom space. Views can be enjoyed of the impressive gravelled driveway from the lounge and bedroom one, to views of the Chapel and courtyard from bedroom two.



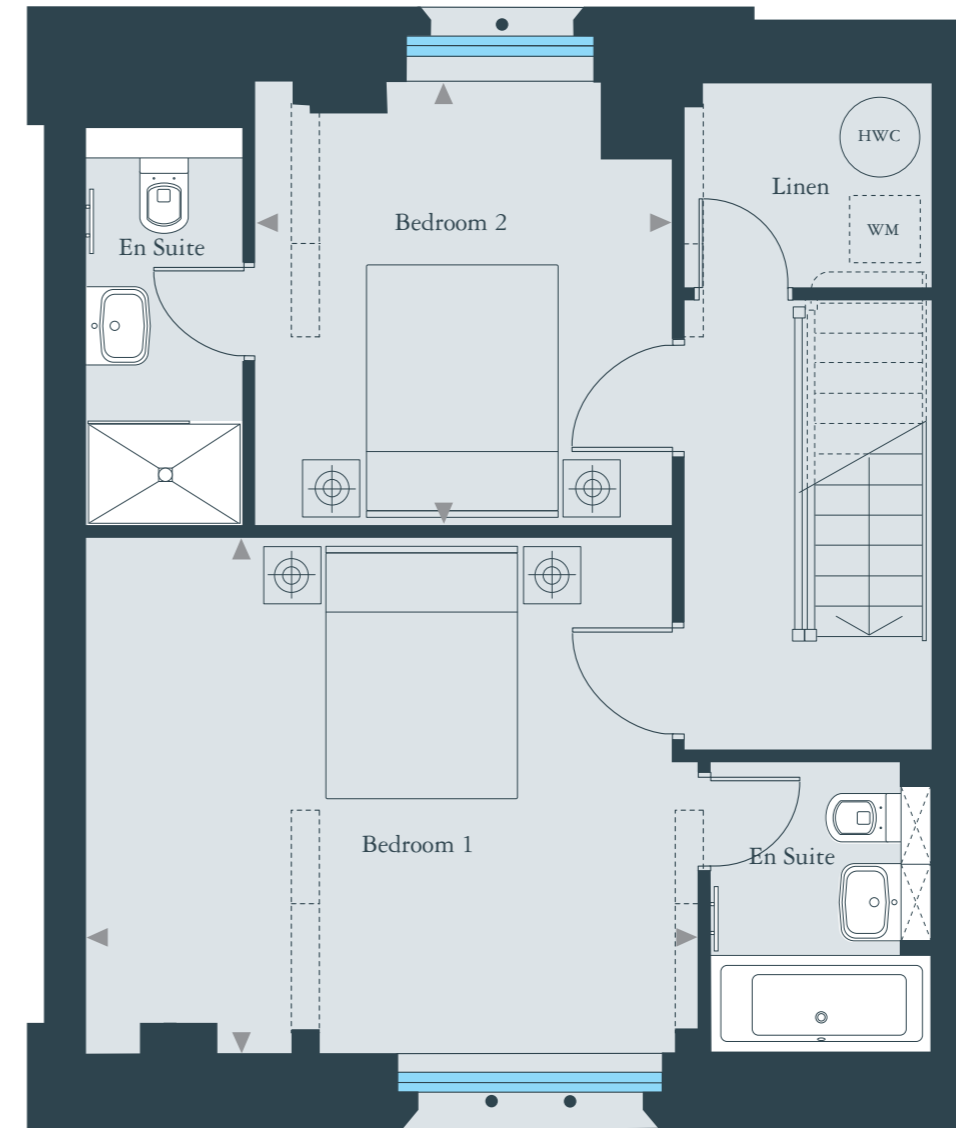
DIMENSIONS

Living Room	6540mm x 4610mm	21'6" x 15'2"
Kitchen/Breakfast Room	4600mm x 2800mm	15'1" x 9'2"
Bedroom 1	4730mm x 3990mm	15'6" x 13'1"
Bedroom 2	3420mm x 3220mm	11'3" x 10'7"

- KEY**
- ◀▶ Depicts measurement points
 - WM Space and plumbing for washing machine
 - HWC Hot water cupboard
 - Cpd Cupboard



FIRST FLOOR



MEZZANINE FLOOR

Home features and fittings

STYLISH KITCHEN COLLECTION

- High gloss Brilliant Nutmeg kitchen with touch control wall units and feature chrome sockets and switches complete the design
- Composite stone work tops, upstands and splash back and undermounted stainless steel sink complement the quality kitchen beautifully
- A collection of appliances including touch control ceramic hob, and integrated stainless steel single oven ensure ease of use. An integrated fridge freezer and dishwasher complete the suite of essential appliances

HOME ENTERTAINMENT AND COMMUNICATIONS

- Your video or DVD player, digital or satellite decoder can be received at any TV point. Please note adaptors may be required
- Digitally compatible TV aerial points wired to living room, dining room, kitchen/breakfast room and all bedrooms
- Wired for satellite and Sky+ Multi-room link
- Wired for Computer Networking facility
- Star wiring allows up to 4 ISDN and ADSL compatible telephone lines to be provided to your home

DECORATION AND INTERNAL FINISHES

- A bespoke wardrobes designed to compliment the individual style of bedroom 1 to each apartments
- The home has been finished with oak wood floor to living/dining area and kitchen area with carpets to all other areas

HEATING

- Electric heating & mains pressure hot water
- Electric underfloor heating throughout
- Chrome towel radiators to all bathrooms

QUALITY BATHROOM AND EN SUITE COLLECTION

- Villeroy & Boch wall hung basin and WC with concealed cistern
- Timber effect bath panel
- Thermostatically controlled bath and shower mixer
- Inset mirrored and shelved cabinet with light and shaver socket to both bathrooms

ELECTRICAL INSTALLATION

- Wall lights to living room and kitchen/dining area
- Low energy downlights to hall and bedroom
- Low voltage under wall unit lighting to kitchen

MANAGING AGENT

- A Managing Agent will be appointed to oversee the running of the development after residents have moved in
- For details of estate and ground rent charges, ask for details from The Berkeley representative

The scheme is not a newly built development but is the conversion and refurbishment of an existing building. Therefore, in seeking to retain the character and preserve original features, it should be noted that certain items, including windows and doors may not be replaced. The purchaser's attention is drawn to the fact that in continually striving to improve its product, Berkeley reserves the right to alter any part of the Specification without notice provided that any such change shall not diminish the value of the property.

Photography depicts All Saints refurbished apartments and building, show apartment interiors and indicative views.



Welcome to Luxury Living

At All Saints every home has its own unique ambience and original features. Original stone arched windows, high ceilings and in most cases open plan space, help to provide both light and spacious environments. Attention to details, both old and new, are at the heart of the All Saints renovation. So while retaining many original features, restoring them to their former glory, we've also provided you with the latest appliances to ensure a sense of modern luxury living. Beautifully designed Bathrooms and Kitchens that make life that much easier and more enjoyable. All Saints truly is the best of old and new. And no detail has been overlooked. With a stunning location and your own Concierge Services, All Saints is the perfect backdrop to the life you want to live.

For more information
about this home please call

01323 749521

www.allsaints-eastbourne.co.uk



Apartment layouts provide approximate measurements only and furniture layouts are indicative. They are not necessarily shown in scale to each other. Dimensions, which are taken from the indicated points of measurement are for guidance only and are not intended to be used for carpet sizes, appliance sizes or items of furniture. All dimensions are approximate and are subject to alteration and amendment at any time. All kitchen measurements are wall to wall, any cabinets are inclusive within the measurement.

Berkeley
Designed for life