

Property reference number: 2401-1798 (EASTBOURNE)

Home to a family with 2 children in the 5-12 age group,
looking to house swap in the school holidays.

KEY INFORMATION...

Bedrooms available:-	double:- 2, single:- 2, + one of the singles has a pull out bed so can be an adjoined twin. (Max:- 5/7 people)
Children welcome?-	Yes, all age group are welcome
Pets that live here:-	They don't have any pets
Re-dogs:-	They could not consider a dog staying.
allergy	A family member has an allergy to some cats' fur



This early 1960's detached house is situated in a quiet residential area, which has a good mix of families and retired folk. It's made up of detached houses with large gardens, driveways and garages. There are lovely far-reaching views of the South Downs and 'big skies'! It's 3 miles inland from Eastbourne seafront, and within easy reach of the South Downs and beautiful Sussex countryside to explore, as well as the seaside.

The house has had a few extensions since it was built. There is a large kitchen area with central island and adjoining eating area; a double range cooker, dishwasher & washing machine.

The cosy lounge has an L shaped settee and a piano; TV has Freeview and there are lots of DVDs. The conservatory has a sofa, and the toys are in here. (It's warm in summer, cold in winter.) There is a downstairs toilet and shower room.

And a family bathroom with shower over bath upstairs. The master bedroom is ensuite and will be available if more than one couple is staying, otherwise the other double bedded room is available.

The 100 ft enclosed garden is south facing so gets lots of sunshine. The decking is being re-done in 2024, and they have garden furniture and a barbecue. Children will be pleased to find the trampoline with safety net, football goal and slide. Tennis rackets, balls and various outdoor games are in the toy box.

"There is sometimes a visiting friendly fox and squirrels, but please don't feed them! If you come in the summer there may be veg growing in the raised beds and greenhouse. Watering in a dry spell would be appreciated, and you are welcome to help yourself to any veg that is ready" There is a compost heap for all veg food waste.

The family attend *Living Stones Community Church* in Eastbourne. This is a warm and welcoming fellowship with accessible Bible teaching, and they meet in a community centre. There are a few children at the church but no kids clubs during school holidays. It's a 15 minute drive from the house, or a 2.5 mile cycle.

More info on:- livingstoneschurch.co.uk/

www.visiteastbourne.com/

www.visitengland.com/things-to-do/eastbourne



www.dayoutwiththekids.co.uk/things-to-do/south-east-and-london/east-sussex/eastbourne
www.visitengland.com/things-to-do/east-sussex

Sport and Leisure	Hampden Park has football and rugby pitches, tennis courts. Sovereign Centre swimming pool -15 min drive. Cuckoo trail cycle path - disused railway runs from Eastbourne to Heathfield. Also a new cycle path car free along A27 to Lewes. Open water swimming groups meet on the beach all year round. Recommend Pevensey Plungers for newcomers. Paddleboarding on the Cuckmere river or sea if calm. Skateworld roller skating facility.
Free park	Hampden Park - 10 minute walk, with a lake, play park, bike / skate park. Many others close by in the car in Eastbourne. As well as soft play facilities.
Recommended places of interest and entertainment	The beach! Walks on the downs. Cycling on the Cuckoo Trail. Cinema at Hailsham Pavilion. Knockhatch Adventure Park. Drusillas zoo. Eastbourne Mini Adventure Railway Dotto train along the seafront. Open top bus over the Downs. Towner Art Gallery.

