

3
BED

No Chain - Family House
11, Harrow Close, Seaford, BN25 3PE



localknowledge...

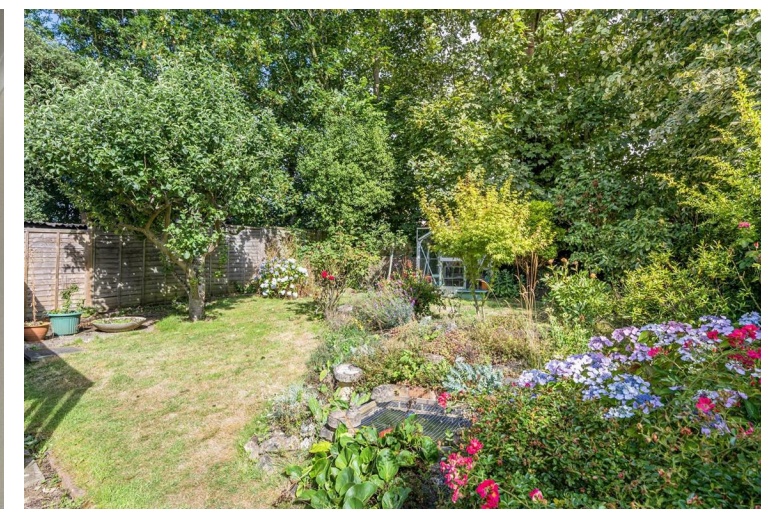
Harrow Close is located on the popular St Peters Park area of town and is within an easy level walk to local shops, bus services into Brighton and Eastbourne local and leisure centre. Seaford is a historic and popular coastal town with a wide range of shops, school, amenities, railway station and uncommercial seafront.

moreinfo...

Phillip Mann Seaford Office

1-3 Dane Road, Seaford, East Sussex, BN25 1LG
01323 898666

To see more details on this & all our homes go to
www.phillipmann.com



we do more...
keeping
customers
happy

No.1 sellers
in Seaford, Newhaven
and Peacehaven

Offers In Excess Of
Freehold

phillipmann
we do more

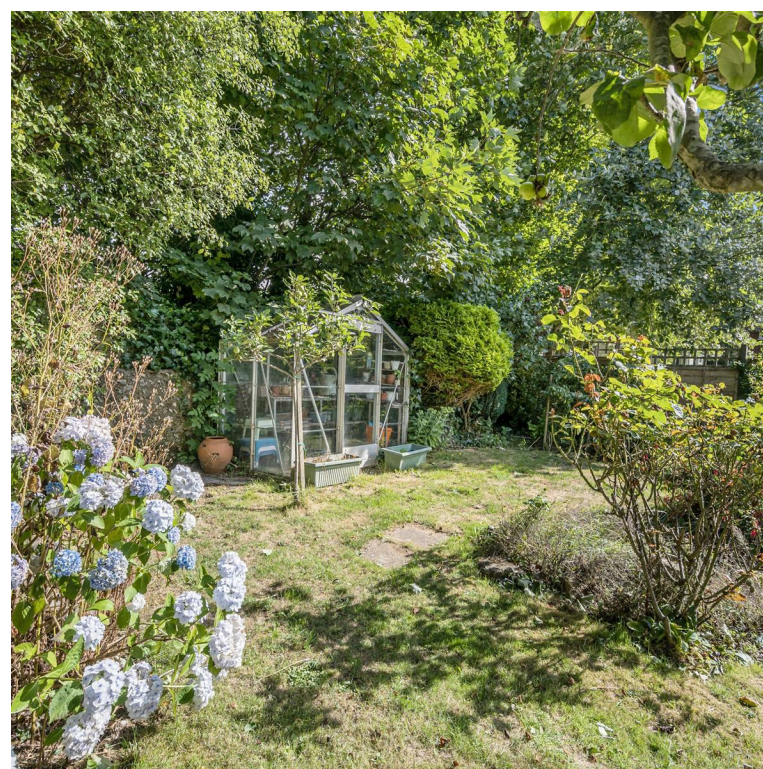
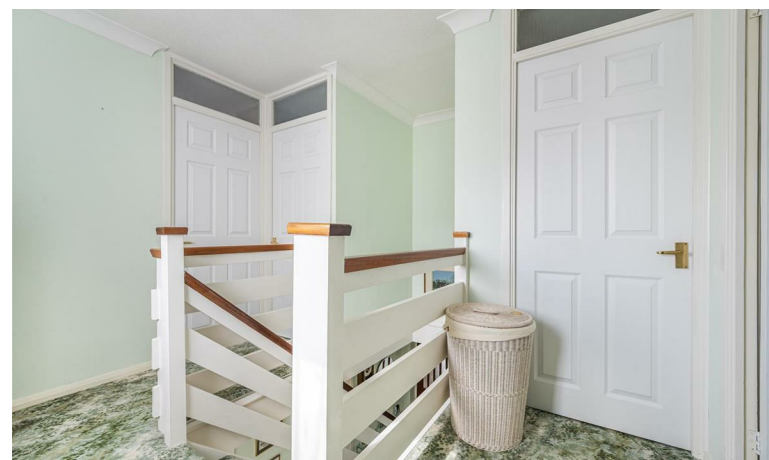
Seaford 01323 898666 | Newhaven 01273 517517 | Peacehaven 01273 586622 | Lettings 01273 511511

www.phillipmann.com

inbrief...

This detached family property is located in the popular St Peters Park area of town and is within an easy level walk of local shops, bus service and 'Wave Leisure Centre'. The accommodation in brief comprises lounge, sun room, dining room, kitchen, cloakroom w/c, three bedrooms, bathroom, garage with off road parking and well established secluded rear garden.

Style:	Detached House
Bedrooms:	3 Bedrooms
Reception rooms:	Lounge and Dining Room
Area:	90sqm / 964sqft
Outside:	Established Rear Garden
Parking:	Garage and Parking
Energy rating:	D
Council Tax Band:	D



Bear in mind...

The property has been resided by one owner since build therefore updating will be required throughout. Viewings Advised - No Chain.

www.phillipmann.com

moredetail...

Phillipmann estate agents are delighted to offer for sale this 3 bedroom detached house situated in the popular St. Peters Park area of Seaford situated within close walking distance of local shops, local schools, bus routes and 'Wave Leisure Centre'. The property benefits from gas central heating, double glazing, off road parking with garage and a secluded rear garden

As you approach the property there is ample tandem off street parking, landscaped front garden and pitched roof garage with an electric roller door featuring power and lighting. The useful porch leads to the spacious entrance hall which features; airing cupboard with tank and shelving, under stair storage, stairs to first floor and cloakroom w/c.

There is the addition of a separate dining room with bay window to front and the adjacent kitchen is fitted with a range of wall and base units with complementing working surface. Features include; 4-way electric hob with extractor, eye level double oven with microwave, wall mounted boiler, 1 1/2 inset sink drainer with window to front, door to side, tiled splash back and space for white goods.

The lounge is the full width of the property and features; TV point, ample space for all furniture and sliding door to sun room. The UPVC sun room is a useful addition and has double doors to garden. The rear garden is a good size and has been well landscaped. Features include; mature stocked borders, established apple tree, storage shed, side access, side door to garage, feature pond and flint rear wall with gate to further land.

Upstairs, the light and airy landing has picture window to side and hatch to loft space. The bathroom features; corner bath with mixer tap, handheld shower attachment and additional wall mounted electric shower, pedestal wash basin, W/C, tiled walls and frosted window to rear. Bed 2 is a double room to rear, bed 3 is a single room to front and bed 1 is a good size double with space for all furniture overlooking front.

NO CHAIN



For further details on this property or if you would like to arrange a viewing please call Josh Avis, Senior Negotiator in the Seaford office on 01323 898666.



www.phillipmann.com