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BED

# Substantial House in Centre of Town

27, Sutton Road, Seaford, BN25 1SG



Auction Guide £430,000

Freehold

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Approximate Gross Internal Floor Area = 230.58 sq m / 2482 sq ft

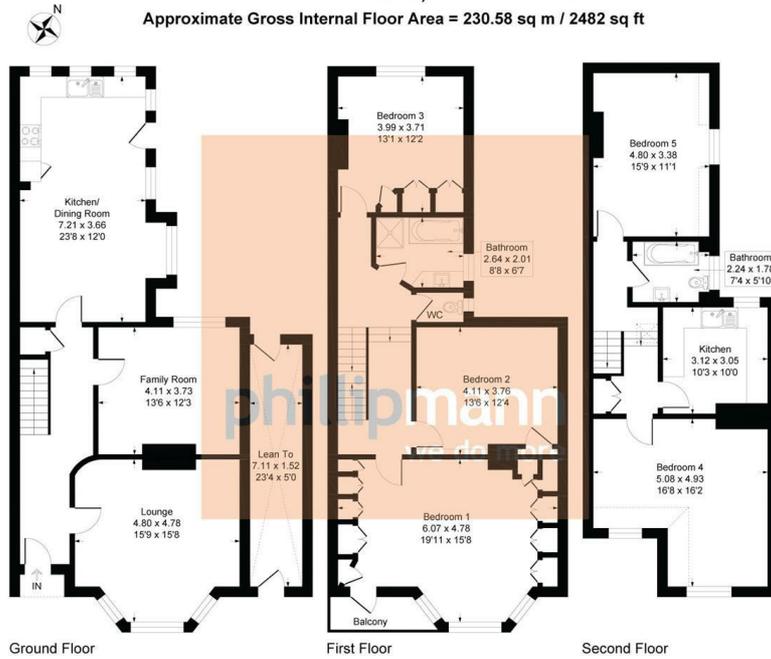


Illustration for identification purposes only, measurements are approximate, not to scale

inbrief...

This substantial semi detached property is located in the heart of Seaford town centre and offers spacious, versatile accommodation arranged over three floors. The property is in need of considerable refurbishment and would offer development potential to convert to flats or for a family home.

The accommodation in brief comprises entrance hall with large under stair storage, lounge with south aspect bay window and feature open fireplace, and separate dining room with open fireplace.

To the rear of the property is a large kitchen/breakfast room with door providing access to the rear courtyard and small secluded lawn area with summer house.

On the first floor there are three double bedrooms, a bathroom and separate WC. From the first floor landing stairs rise to the second floor which has a further two double bedrooms, bathroom and possible sixth bedroom formally a kitchen.

From the upper floors there are distant views of Seaford Head. The main shopping thoroughfare of Broad Street is within a level walk along with Seaford train station with links to Gatwick/London Victoria, Morrison's store and beach. There is a public carpark opposite the property which is free to use after 6pm and before 8am.

The property is being sold by 'modern method of auction' and viewings can be arranged via Phillip Mann Seaford office.



Council Tax Band - E

Energy Rating - E

moreinfo...



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