

3  
BED

# Extended Lounge/Dining room

29, Seafield Close, Seaford, BN25 3JR



£325,000

Freehold

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29 Seaford Close, BN25 3JR  
Approximate Gross Internal Floor Area = 68.91 sq m / 742 sq ft

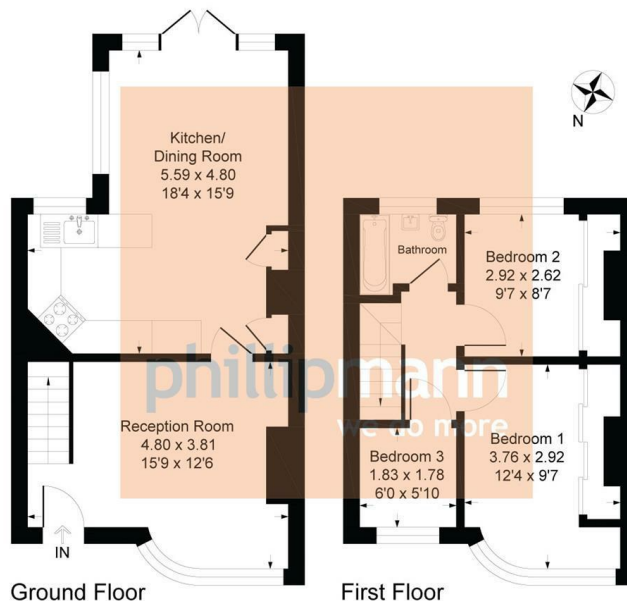


Illustration for identification purposes only, measurements are approximate, not to scale

## inbrief...

This extended 3 bedroom property is located in a popular crescent with central green, just off the Alfriston Road. There is a regular bus service close by into Brighton/Eastbourne and the Downs leisure centre along with Tesco express (opening 2025) are within easy walking distance.

The property benefits from gas central heating, double glazed windows, off street parking and a good size rear garden with a south/east aspect.

As you approach the property the block paved drive provides parking for 2 cars and there is shared side access to the rear garden,

As you enter the property the lounge has a bay window over looking the central green and a feature brick fire surround with cast iron log burner which makes a nice focal point. A connecting door leads to the extended kitchen/dining room. The Kitchen has a good range of wall and base cupboards, complemented by working surface with inset sink, space for cooker with extractor over and further space for washing machine, dish washer and there is an integrated fridge/freezer. In the dual aspect dining area there is ample space for a dining table and chairs and double doors out to the rear patio and garden.

On the first floor landing there is loft access. Bedroom one has a range of fitted floor to ceiling wardrobes and window with distant views, bedroom two also has fitted wardrobes and outlook over the rear garden. There is a third bedroom/study which has an outlook over Seaford Close. The bathroom comprises a bath with shower/mixer tap, wash basin, WC, heated towel rail and fully tiled.

Outside the rear garden has a favoured south/east aspect. There is a patio area with tap and the main area of garden is laid to pebbles for ease of maintenance. There is a central brick inlay path and raised brick planters. At the top of the garden there is a covered log store and brick garden store.



Energy Rating - D

Council Tax Band - C

moreinfo...



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