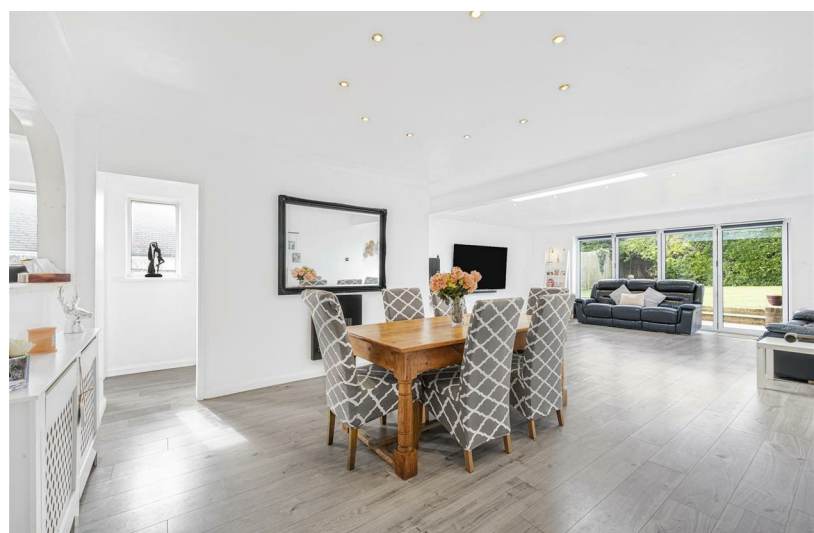


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# Stunning Home with Self-Contained Annexe

44, Tyedean Road, Telscombe Cliffs, BN10 7AU



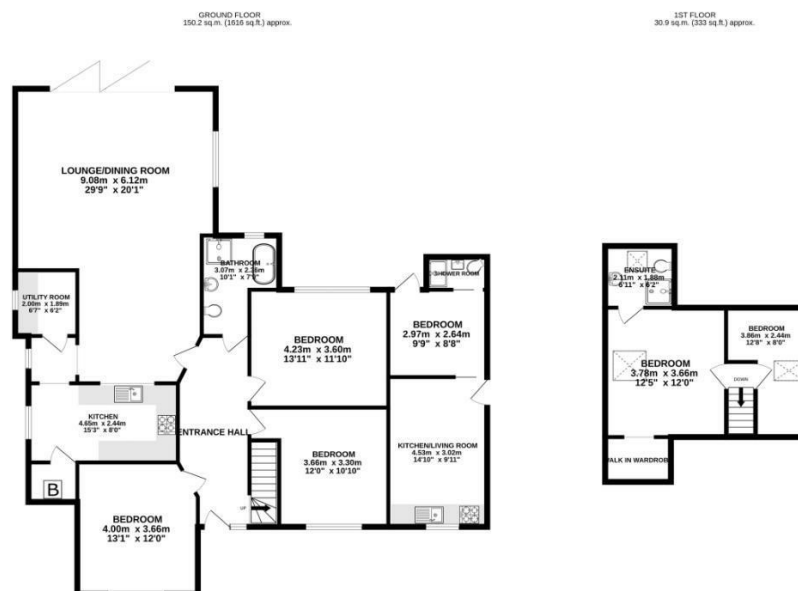
Offers Over £600,000

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44 TYDEAN ROAD TELSCOMBE CLIFFS PEACEHAVEN

TOTAL FLOOR AREA: 181.1 sq.m. (1949 sq.ft.) approx.

While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such for any prospective purchase. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## inbrief...

No Chain!! Grab this unique opportunity to purchase this unassuming but very versatile and extremely spacious detached property which is situated on this large plot and also boasts a self-contained annexe. The property is situated in a sought after location betwixt the seafront and the Telscombe Tye with its lovely countryside walks. The current owners have created this beautiful property after many years of enjoying their time here but now is the time to move on. The front door leads to a spacious entrance hall which access all of the principle rooms. The extremely spacious, semi-open plan reception space offers plenty of space for all of your associated furniture alongside a ceiling lantern light and stunning bi-fold doors overlooking and accessing the west facing rear garden. The modern kitchen offers a range of modern wall and base units alongside solid wood working surface and integrated appliances. You will also find a nearby utility room and a utility cupboard offering further appliance space and gas boiler.

Remaining on the ground floor, you will find three double bedrooms which are serviced by the stunning modern family bathroom which would deserve to be found in a boutique hotel. It comprises of a bath, separate shower, wc and basin. Moving to the first floor, there is a single bedroom and another double bedroom which offers an en-suite shower room/wc and a walk-in wardrobe.

The self-contained annexe with patio area is ideal to be used by a family member but also offers the opportunity to be used as a revenue stream - the choice will be yours. The annexe offers an open plan kitchen/living/dining area with the kitchen being fitted with modern white units and appliance space. The adjoining double bedroom is nicely proportioned and also access the rear patio and shower room/wc.

Externally, the extremely private rear garden offers a lawn, patio and decked area with heated and filtered above ground swimming pool. Lastly there are 14 x 405 watt solar panels.



EPC Rating - E  
Council Tax Band - D

moreinfo...



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