

3
BED

Modern Home with Three Reception Rooms

16, Barley Close, Peacehaven, BN10 7JQ

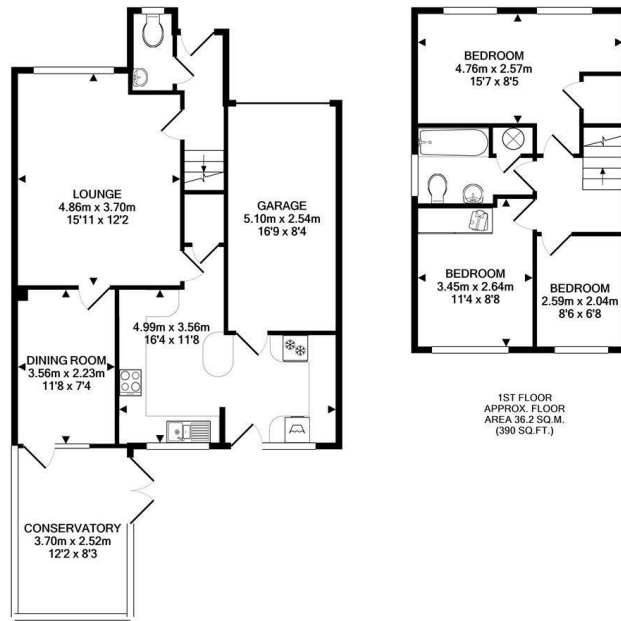


Offers Over £359,950

Freehold

phillipmann
we do more

www.phillipmann.com



GROUND FLOOR
APPROX. FLOOR
AREA 71.8 SQ.M.
(772 SQ.FT.)

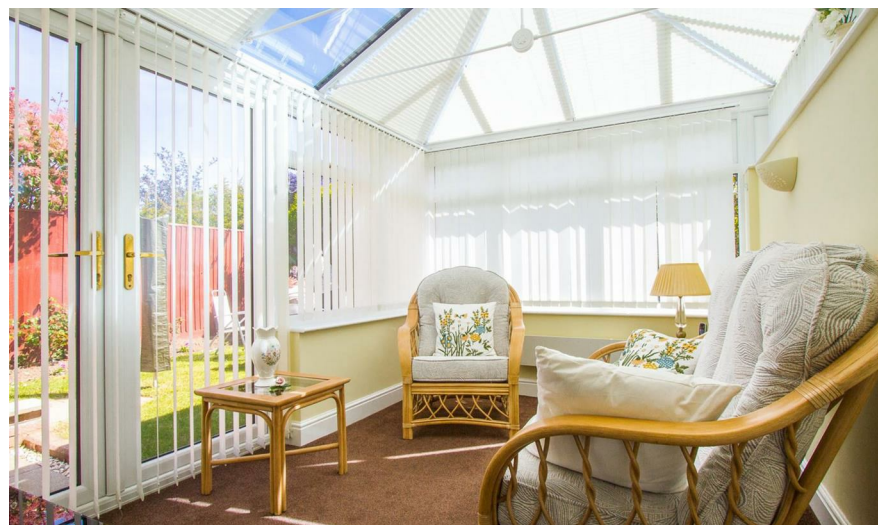
TOTAL APPROX. FLOOR AREA 108.0 SQ.M. (1162 SQ.FT.)
Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2023

inbrief...

Phillip Mann Estate Agents are proud to bring to the market this MODERN and EXTENDED, DETACHED family home. The property has been very well looked after over the years is situated in this SOUGHT AFTER AREA in Telscombe Cliffs. It is located within short walking distance of local shop, bus routes to Brighton, local primary school and Chatsworth Park. Furthermore, open fields and countryside are also close by which is ideal for long walks and cycle rides.

As you approach the property you will notice the well-maintained gardens and ample parking that the property offers. The west facing lounge is located to the front of the property and this room is not only bathed in natural light it affords plenty of space for your soft furnishings and other associated furniture. A door to the rear accesses the dining room and this has the versatility to become a playroom or an office, if you work from home. A door from here leads into the conservatory which is a lovely room to sit, relax and take in the view of this well-maintained garden. Located nearby is the sizable kitchen/breakfast room which offers a wealth of units for storage, contrasting work surface, integrated appliances and space for others. There is also a handy breakfast bar, ideal for that morning coffee alongside a window and door which overlook and afford access to the well-maintained rear garden. Lastly on the ground floor is a very handy cloakroom/wc. Moving upstairs you will find three bedrooms. The master lies to the front of the property and offers built in storage with the other bedrooms located to the rear. These are serviced by the bathroom/wc which comprises of a bath, wc and basin.

Externally, there is a low maintenance front garden alongside a private driveway which leads to the garage. This offers space for the family car or just for storage. The sunny rear garden offers a level lawn area alongside flower and shrub borders.



EPC Rating - C
Council Tax Band - D

moreinfo...



Phillip Mann Peacehaven Office
226-230 South Coast Road, Peacehaven, BN10 8JR
01273 586622

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