



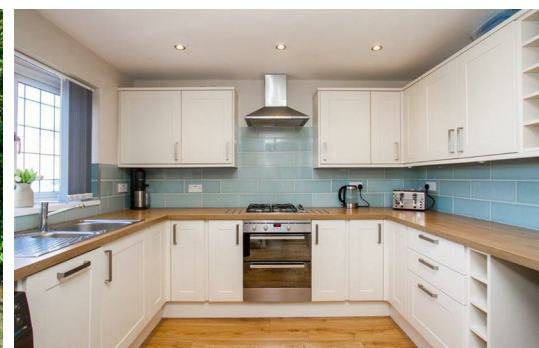
**Dymock Close
Seaford**

Offers in the region of £350,000

END OF CHAIN

Seaford Properties is delighted to offer for sale this beautifully presented semi-detached family home. Accommodation comprises of a lounge/dining room, three bedrooms, a modern kitchen and bathroom. The property also offers a private rear garden with a large deck, garage and 2 off road parking spaces at the front of the property.

The property is located in an ideal location within walking distance to a local primary school, convenient store and bus routes to Brighton/Eastbourne, Seaford town centre and the sea front.



Dymock Close Seaford

Entrance Hall

Guest Toilet

Lounge/Dining Room

A good sized lounge and dining room with sliding doors leading to a large deck and private rear garden.

Kitchen

The kitchen has been modernised and is fitted with a good number of cupboards, worktops, integrated appliances and a window overlooking the front.

First Floor Landing

Airing cupboard and access to the loft.

Bedroom 1

A good sized double bedroom with built in wardrobes and a window overlooking the front .

Bedroom 2

A double bedroom with a window overlooking rear garden.

Bedroom 3

A bedroom with a window overlooking the rear garden.

Family Bathroom

Modern P-shaped bath with shower, toilet and basin.

Loft

The loft is partly boarded and has an electric light. A free standing ladder is available.

Garden

Private rear garden with a large deck - perfect for entertaining.

Parking

Garage plus 2 off road parking spaces.

The garage is currently let at £100 per month.

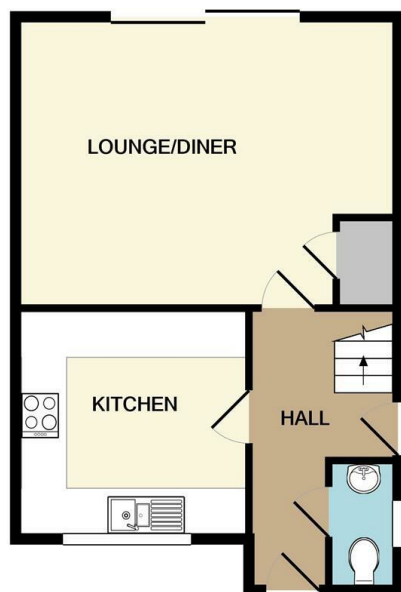
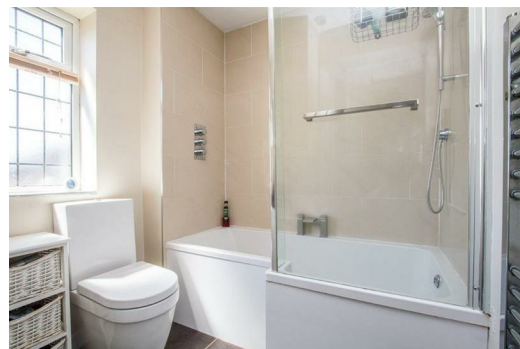
Floor Plan

The floor plan and the dimensions are for information purposes only and may not be to scale and representative of the property.

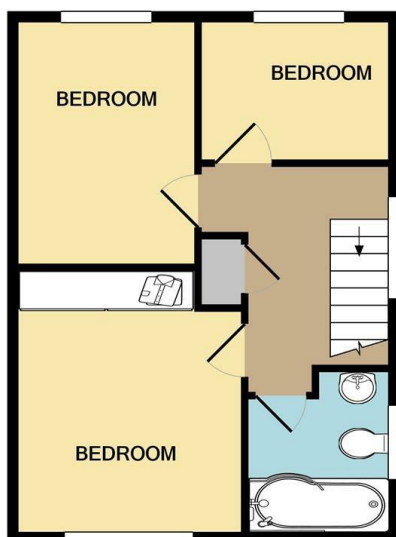
Tax Band

Tax Band C

Approx. £1923.55 pa



GROUND FLOOR



1ST FLOOR

Measurements are approximate. Not to scale. Illustrative purposes only
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Energy Efficiency Rating	
Very energy efficient - lower running costs	Current Potential
(92 plus) A	88
(81-91) B	74
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating	
Very environmentally friendly - lower CO ₂ emissions	Current Potential
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
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Not environmentally friendly - higher CO ₂ emissions	
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