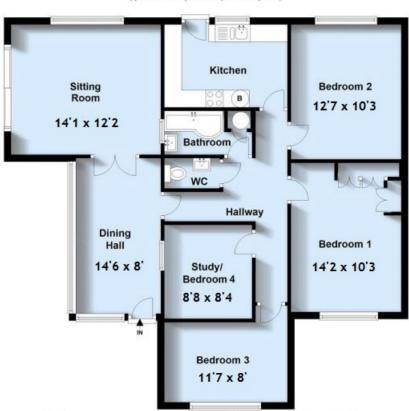
theplan...

Approx. 93.3 sq. metres (1004.1 sq. feet)



Total area: approx. 93.3 sq. metres (1004.1 sq. feet)

Please note these plans are for identification purposes only and may not be to scale. Plan produced using PlanUp.

localknowledge...

Hawth Grove is situated approximately a mile from Seaford Town which offers a wide range of shops, restaurants, cafés and pubs. Located between Brighton and Eastbourne and with good transport networks to Lewes and London Seaford has become a delightful town by the sea for all ages.

moreinfo...

Seaford office

1 Dane Road, Seaford, East Sussex, BN25 1LG 01323 898666

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



we do more...

keeping
customers
happy

No. 1 sellers in Peacehaven to Seaford areas 99 % would recommend us

In a recent survey of our clients, 103 out of 104 respondents said they'd recommend us.

4 BED

Extended Detached Bungalow

6 Hawth Grove, Seaford, BN25 2RP







Price £345,000 Freehold



inbrief...

An attractive detached bungalow situated in the Hawth area of Seaford. The property has been extended and has been improved by the current owners to include a refitted kitchen, bathroom, cloakroom w/c, good size double aspect living room and dining hall. Outside there are well maintained gardens to three sides with well stocked borders with a variety of shrubs and plants. The front garden is open plan and also has hard standing and access to the garage.

Style: Extended Detached Bungalow

Bedrooms: 4 Bedrooms

Reception rooms: Living Room/Dining Hall

Area: 1004.1 Sq ft/93.3 SqM Outside: Well Manicured Gardens

Parking: Off Road Parking and Garage

Energy rating: D Council Tax Band: D





Bear in mind...

This property has lots to offer is the way of spacious accommodation as well as delightful outside area's.



moredetail...

Phillipmann estate agents are delighted to offer a well presented and extended detached bungalow in the Hawth area of Seaford, close to local buses and within easy reach of Bishopstone Station.

hall, this leads to a good size double aspect living room with patio doors

The inner hallway gives access to all other rooms to include a refitted kitchen with a good range of wall and base units with complimentary integrated fridge and freezer, integrated washing machine tiled splashbacks, serving hatch, radiator, window overlooking the garden and door

The bedrooms are all good sizes, the master bedroom benefits from a range of wardrobes and has a window to the front, the second bedroom is also a good size double with a window to the side. Bedroom three is a double bedroom a lovely large window to the front letting in a good amount of natural light while the fourth bedroom, currently being used as a office study would be a single bedroom.

The family bathroom has been fitted with a white suite comprising jacuzzi bath with mixer taps and thermostatic shower over, the wall mounted sink is set into a vanity unit with mixer taps, there are part tiled walls, an extractor fan and high level window. The cloakroom w/c benefits from a close coupled w/c and wash hand set into a vanity unit with part tiled walls and a window to the rear.

Outside the well maintained gardens are a real feature of this property with manicured lawns and stocked borders with a variety of shrubs and plants, a paved patio area, timber garden shed, outside tap and side access. The front garden is open plan and is laid to lawn. There is hard



For further information on this property Stringer on 01323 898666.





What the

owner says...

"Hawth Grove is a secluded spot in

Seaford with distant views and easy

access to Bishopstone station"

The entrance offers a u'PVC double glazed door leading to the dining opening doors onto the rear garden.

working surfaces, ceramic sink and drainer with cupboards below, integrated dish washer, cooker recess with filtered hood above and to the rear porch.

standing which provides off road parking and access to the garage.

please contact senior negotiator Michael

www.phillipmann.com