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BED

A stunning two bedroom house

17 Brazen Close, Newhaven, BN9 9XZ



Price £269,950
Freehold

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inbrief...

Phillip Mann Estate Agents are pleased to offer for sale this extremely well presented two bedroom semi-detached house location in a much sought after location in a popular close on the edge of Newhaven.

The property has been well looked after and is decorated in a modern way throughout.

The property is accessed via a double glazed door which leads into an entrance hall which has a large built in cupboard and access to the downstairs accommodation. The lounge is a good size with a built in storage cupboard and a window overlooking the front garden. Glazed doors open onto the kitchen/breakfast room which is fitted with a range of wall and base units incorporating a selection of cupboards and drawers. There is a built in sink unit set into rolled edged worksurface with a built in four ring gas hob with filter hood above and electric oven. There are spaces for washing machine, fridge/freezer and breakfast table. The room is completed with part tiled walls, tiled floor and a door gives access onto the rear garden.

The first floor landing gives loft access and access to the remainder of the accommodation. The master bedroom is a generous size with plenty of space for a double bed and wardrobes. A window overlooks the rear garden with distance views. Bedroom two is a further double and overlooks the front. Completing the inside is a tastefully refitted bathroom with a panelled bath with glass shower screen, low level WC and wash hand basin with storage below. The room has part tiled walls, tiled floor and window overlooking the side.

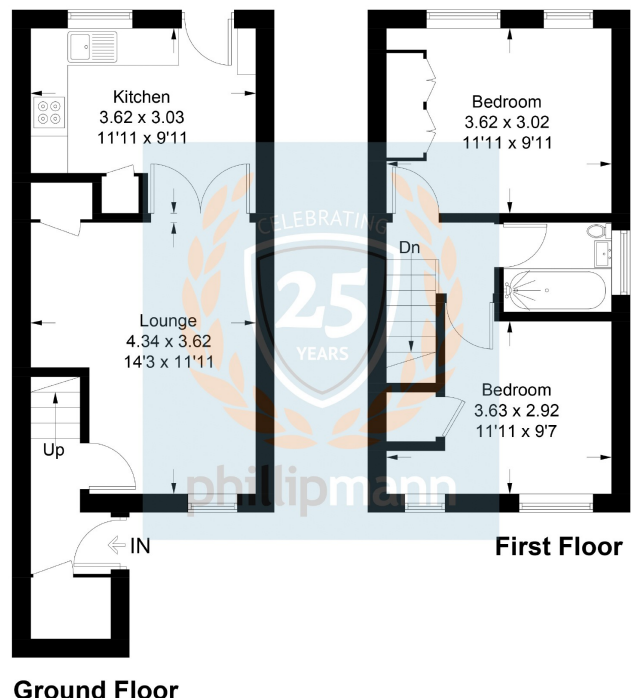
Outside there is a good size rear garden which is mainly laid to lawn with an upper patio area. The bottom of the garden is a secluded decked area with timber shed. The front is open plan with lawn area, off road parking and access to a garage.



theplan...

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Approximate Gross Internal Area = 58.4 sq m / 629 sq ft



Council Tax Band C

Energy Rating C

moreinfo...

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