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Any floor plans shown are for identification purposes only and are not to scale

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SPACIOUS AND BRIGHT DETACHED TWO BEDROOM BUNGALOW, SITUATED IN A SOUGHT-AFTER POSITION WITHIN EASY REACH OF SHOPS AND BUS SERVICES TO BRIGHTON CITY CENTRE. THE PROPERTY BENEFITS FROM DOUBLE GLAZING, GAS FIRED CENTRAL HEATING, AMPLE PARKING FOR ADDITIONAL CARS AND SECOND DRIVEWAY, WELL LAID OUT AND SUNNY REAR GARDENS WITH SUMMERHOUSE, WORKSHOP AND GARAGE

ENTRANCE LOBBY 3.7M X 1.7M 12' x 6'4" Radiator power points, triple aspect windows to front and side

LOUNGE 4.4m x 3.6m 14'4" x 11'8" Fire surround, Radiator power points, wooden laminate flooring, two windows overlooking side.

SPACIOUS KITCHEN/DINER 3.6m x 3.6m 11'8" x 11'8". Inset 1 1/2 bowl sink with extensive adjacent work surfaces, and ample cupboards and drawers below, built in oven and hob, ample power points, excellent range of eye level cupboards, part fully tiled walls, tiled floor, window overlooking rear garden, and door to:

UTILITY ROOM Tiled floor, wall mounted Worcester gas fired boiler, space and plumbing for washing machine, window to side, and door opening onto rear garden.

INNER HALL hatch to loft space.

BEDROOM 1 3.2m x 2.9m 10' 5" x 9' 5" plus wardrobe recess Extensive built in wardrobes along one wall, radiator power points, window overlooking front.

BEDROOM 2 3.2m x 2.9m 10' 5" x 9' 5" Radiator power points, double patio doors opening onto and overlooking the rear garden.

BATHROOM White suite comprising panelled bath, pedestal wash basin, fully tiled shower cubicle, low flush WC, electric shaver point, radiator fully tiled.

OUTSIDE

GARAGE 4.7m x 2.4m 15'4" x 7' 8" power and light points, wall and floor mounted cupboards, electric roller door.

WORKSHOP to the rear of the garage.
Excellent size rear gardens with extensive timber patio area, opening onto large lawned area with established flower and shrub borders, corner summerhouse/craft room.