



8 Morestead, Peacehaven, BN10 8EJ  
£450,000

CarruthersandLuck  
SalesandLettings





## 8 Morestead

### Peacehaven

Spacious 4-bed detached house in prime location with stunning views, modern kitchen, conservatory, garage, and well-maintained garden. Close to amenities and public transport. A fantastic opportunity to purchase a spacious and extremely well presented detached 4 bedroom house located in one of the nicest locations in the area backing onto, and having incredible views over open fields. The house is situated in a small close of only 12 properties, all nicely spaced out and surrounded by trees and fields. The house has a spacious entrance hall with a ground floor cloakroom/wc. The lounge/dining room is to the rear of the property making the most of the views and spans the entire width of the house and opens out into a modern conservatory that has views over the fields and a door leading out to the rear garden. The dining room has space for good size dining table and has a door to the kitchen. The extended kitchen is a good size and is fitted with an extensive range of white units with attractive curved ends and solid wood worktops. The kitchen has a built in double oven and hob and then space for a washing machine, dishwasher and fridge freezer. A range of matching wall units provide plenty of further storage and in the center of the room there is space for a breakfast/dining table. A window that overlooks the front and a door gives access to a side path which leads to the rear garden.



# 8 Morestead

## Peacehaven

On the first floor the feeling of light and space continues with a good size main bedroom with its own modern en-suite shower room. This room has superb views over farmland, across Peacehaven to Newhaven. There are then 3 further bedrooms and a modern family bathroom.

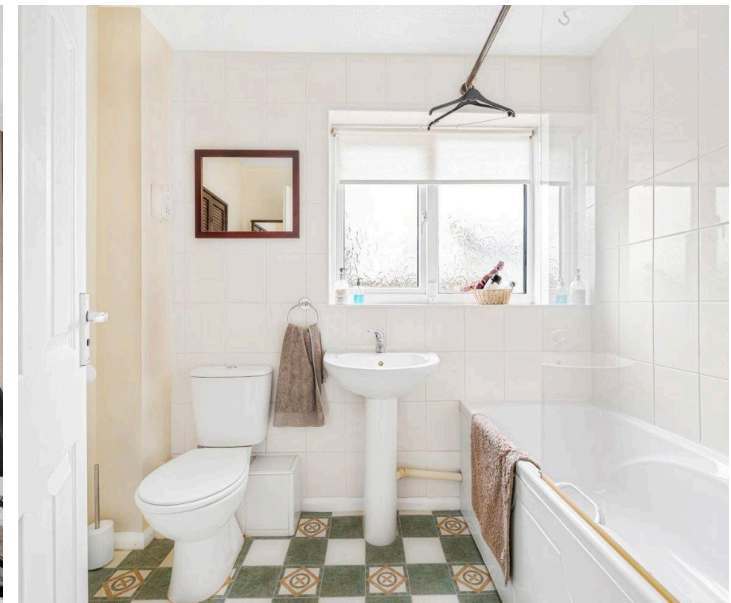
Outside, the house has a garage with power and light and a driveway. Side access leads to the rear garden. The garden is a particular feature of the house having been well maintained. The garden has a level lawn surrounded by decking which provides a nice place to sit and enjoy the views. The deck closest to the house has a pergola. There is a timber shed, outside lighting and as already mentioned, the most incredible views over farmland.

The house is situated a few yards from a bus stop providing frequent and easy access to Brighton City Centre. Local primary and secondary schools are within walking distance and local shops are within half a mile. Being surrounded by countryside, there are lots of different walks. An internal viewing is highly recommended.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C



## 8 Morestead, BN10 8EJ

Approximate Gross Internal Floor Area = 109.73 sq m / 1181 sq ft

Garage Area = 12.89 sq m / 139 sq ft

Total Area = 122.62 sq m / 1320 sq ft

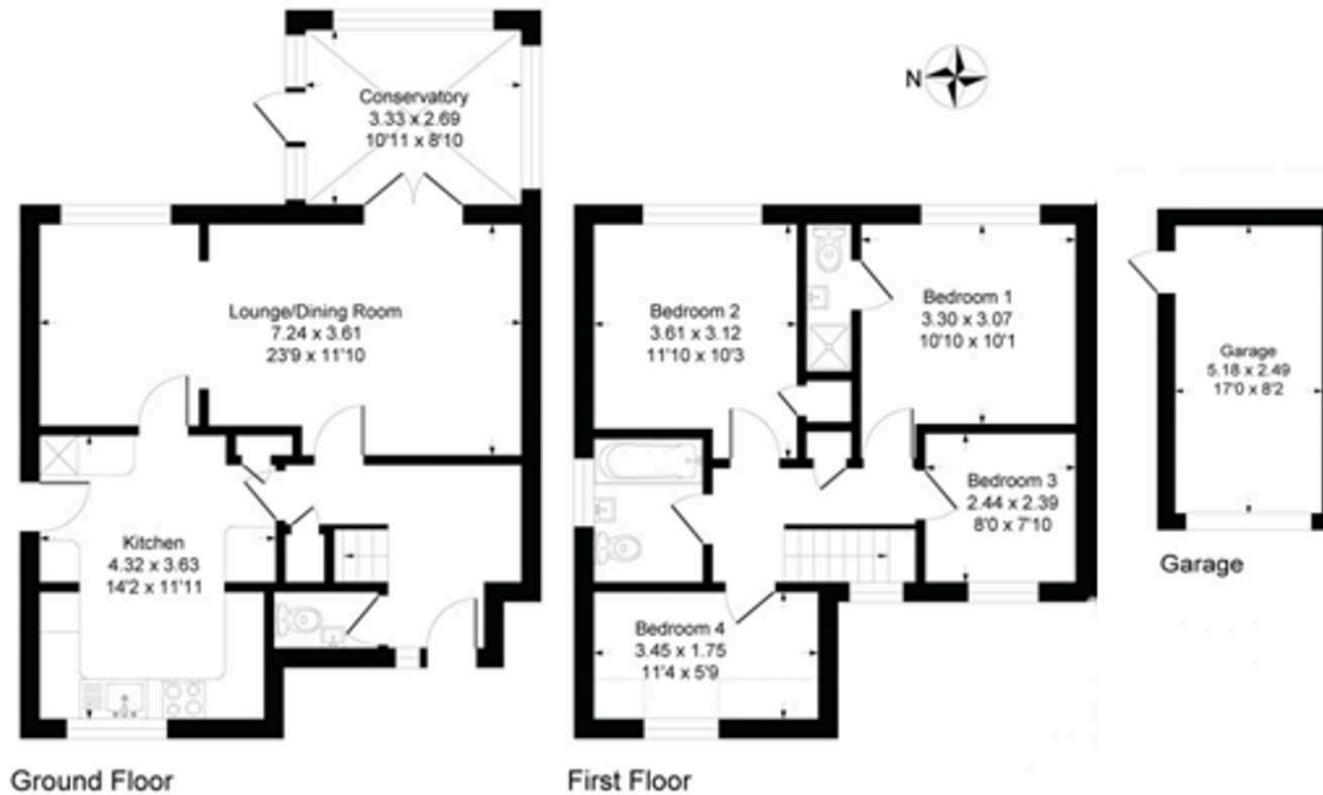


Illustration for identification purposes only, measurements are approximate, not to scale

## Carruthers and Luck Sales and Lettings

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