



137 Hodder Avenue, Peacehaven, BN10 7QT  
£359,995

Carruthers and Luck  
Sales and Lettings





## 137 Hodder Avenue

### Peacehaven

Nestled within a desirable residential area, this well-presented and spacious 3-bedroom semi-detached house offers a harmonious blend of comfort and practicality. Stepping into the property, the west-facing lounge/dining room immediately captivates with its abundance of natural light, creating a warm and inviting ambience. The modern kitchen, adorned with high gloss white units, is a culinary haven perfectly suited for aspiring chefs and seasoned cooks alike. There are three generously-sized bedrooms, promising restful nights and peaceful mornings. The stylish bathroom, boasting a contemporary white suite, invites moments of relaxation and rejuvenation.

Externally, the property continues to impress with a good-sized rear garden, providing the ideal backdrop for al fresco dining, gardening enthusiasts, or simply unwinding after a long day. The convenience of off-road parking and a garage ensures ample space for multiple vehicles and additional storage needs.





# 137 Hodder Avenue

## Peacehaven

Perfectly combining modern conveniences with a welcoming atmosphere, this property presents a unique opportunity for discerning buyers seeking a comfortable and stylish home for their growing family. Enjoy the tranquillity of suburban living without compromising on essential amenities, thanks to its proximity to local shops, schools, parks, and excellent transportation links to city centres. Exceptionally maintained and brimming with potential, this property is truly a hidden gem waiting to be discovered.

### ENTRANCE HALL

LOUNGE 16'6" x 13'2" (5.03m x 4.02m)

KITCHEN 8'10" x 7'5" (2.68m x 2.25m)

DINING ROOM/BEDROOM 2 11'10" x 8'10" (3.60m x 2.68m)

### LANDING

BEDROOM 1 14'4" x 10'3" (4.36m x 3.12m)

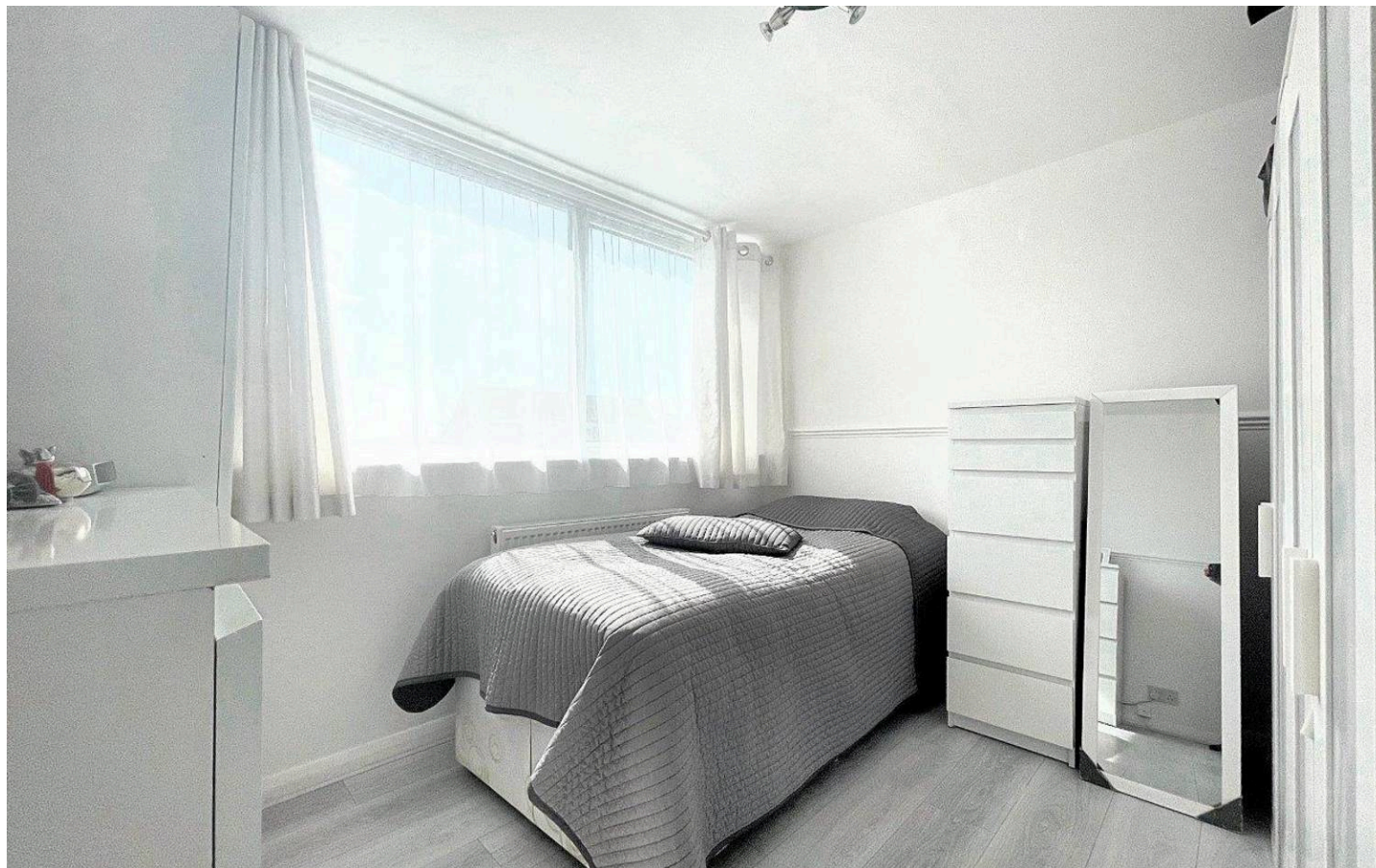
BEDROOM 3 10'4" x 8'10" (3.16m x 2.68m)

### SHOWER ROOM

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C







# Carruthers and Luck Sales and Lettings

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