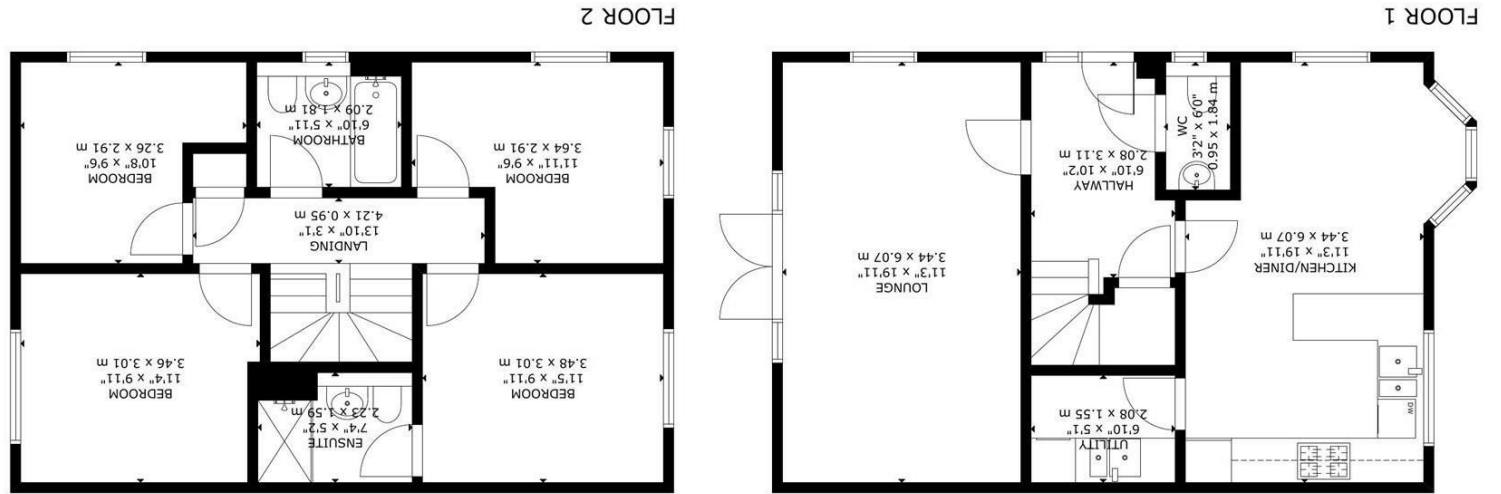


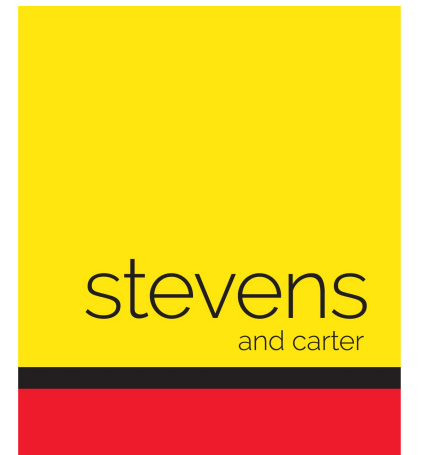
GROSS INTERNAL AREA
TOTAL: 113 m²/1221 sq ft
FLOOR 1: 57 m²/614 sq ft FLOOR 2: 56 m²/607 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



Energy Efficiency Rating	
Current	Potential
85	94

Energy Efficiency Rating Legend:
 A (85-94) Very efficient - lower running costs
 B (79-84) Efficient
 C (69-78) Decent
 D (54-68) Below average
 E (49-53) Average
 F (39-48) Below average
 G (1-38) Not very efficient - higher running costs

Honeysuckle Avenue, Hellingly



- 3D Virtual Tour
- Nearly New House
- Favoured Hellingly Development
- Kitchen-Diner
- Utility Room
- Bi-Folding Doors
- Southerly Aspect Garden
- Four Double Bedrooms
- Ensuite To Main
- Driveway & Garage



£475,000

Offers In Excess Of

4 BEDROOM

2 RECEPTION

2 BATHROOM

1 GARAGE

Honeysuckle Avenue, Hellingly

Honeysuckle Avenue, Hellingly

DESCRIPTION

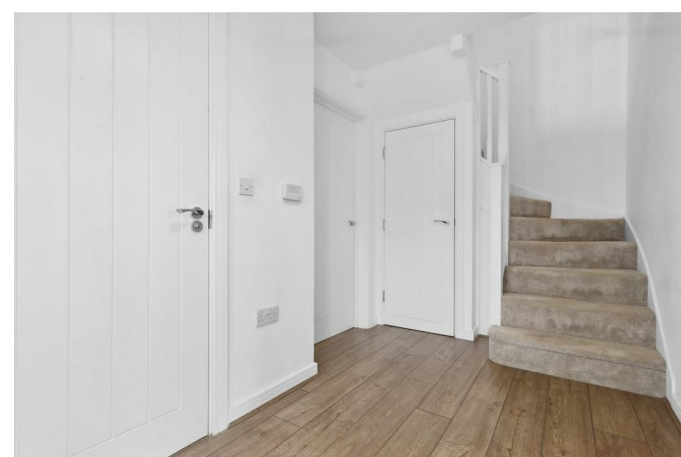
3D Virtual Tour | Nearly New House | Remainder of Warranty | Southerly Aspect Garden | Overlooking Estate Green | Kitchen-Diner | Four Double Beds | Ensuite To Main | Bi-Folding Doors | Driveway & Garage |

Situated within one of the favoured modern developments within Hellingly is this beautifully presented, spacious and practical family home complete with an enviable location within the estate and boasting a southerly aspect garden, driveway parking and garage.

Inside it is arranged with an entrance hall, kitchen-dining room with utility, rear aspect lounge with bi-folding doors, wc, stairs to the first floor landing, main bedroom with ensuite shower room, three further double bedrooms and a family bathroom. The rear garden is laid mainly to lawn with patio seating area while to the front is pretty borders.

Hellingly boasts acres of wonderful parkland, woodland, cricket ground and countryside walks all within a stones throw.

To explore this wonderful opportunity please take a look through our 3d virtual tour online teamed up with our professional photography before calling us for an accompanied viewing.



Honeysuckle Avenue, Hellingly

Entrance Hall 2.08 x 3.11 (6'9" x 10'2")

Kitchen-Diner 3.44 x 6.07 (11'3" x 19'10")

Utility

Lounge 3.44 x 6.07 (11'3" x 19'10")

WC 0.95 x 1.84 (3'1" x 6'0")

Stairs To Landing

Landing 4.21 x 0.95 (13'9" x 3'1")

Main Bedroom 3.48 x 3.01 (11'5" x 9'10")

Ensuite Shower Room 2.23 x 1.59 (7'3" x 5'2")

Second Bedroom 3.46 x 3.01 (11'4" x 9'10")

Third Bedroom 3.64 x 2.91 (11'11" x 9'6")

Bedroom Four 3.26 x 2.91 (10'8" x 9'6")

Bathroom

Front and Rear Garden

Driveway & Garage