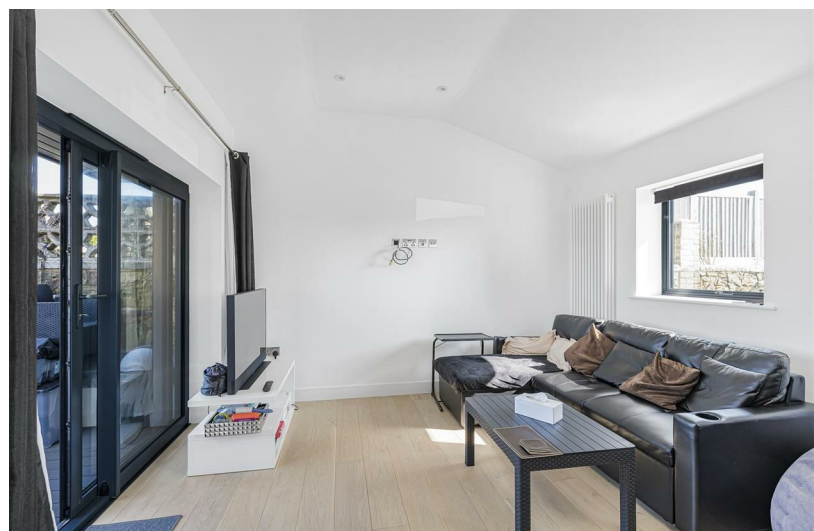


2  
BED

# Enclosed Terrace with Sea Views

Marine View Flat 1, , Claremont Road, BN25 2FE



£365,000

Share of Freehold

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Total area: approx. 60.1 sq. metres (646.7 sq. feet)

This floor plan is for illustrative purposes only. All measurements are approximate.

## inbrief...

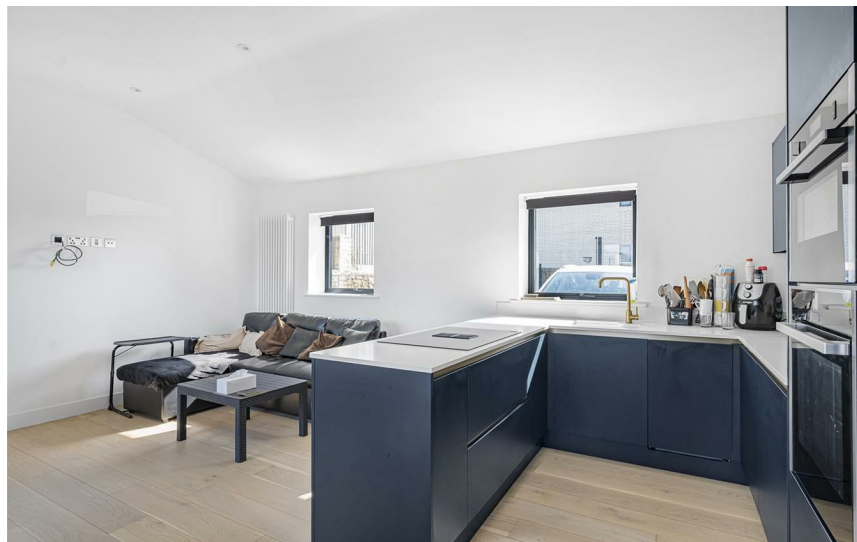
This luxurious two double bedroom ground floor apartment is located in 'Marine View' which is a contemporary development set back from Marine Parade, enjoying breath taking views of the coastline, Tide Mills bay and towards Newhaven Harbour. The uncommercialised beach and Esplanade are only a short distance away, whilst the town centre and train station (with direct access to Gatwick/London Victoria) are within a mile of the property.

The property is accessed from Claremont Road via video and voice activated electric gate, which leads to an enclosed courtyard with residents parking.

As you enter flat 1 the hallway is laid to engineered oak flooring which extends to the principal rooms. There is a video entry phone and side door which gives access to the rear terrace.

The bathroom is fitted with a contemporary suite which comprises a bath with 'monsoon' shower over, WC, wash basin in vanity unit, heated towel rail and tiled walls.

A particular feature is the open plan lounge/kitchen which has full height dual aspect windows giving lots of natural light. The kitchen area has a good range of wall and base cupboards, complemented by quartz work tops with breakfast bar. There is an inset sink, induction hob, integrated oven, micro wave, fridge/freezer, washing machine and dish washer. From the lounge area there are sliding doors to the enclosed terrace, which has composite decking and affords superb views towards Tide Mills bay, the sea and Newhaven Harbour. The bedrooms have full height windows and built in wardrobes providing good storage. Further benefits include double glazed windows and gas central heating with combi Worcester boiler for constant hot water and heating.



Energy Rating - TBC

Council Tax Band - TBC

moreinfo...

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