

2
BED

An Immaculate Detached Bungalow

15, Lucinda Way, Seaford, BN25 3JD



Price £465,000

Freehold

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TOTAL APPROX. FLOOR AREA 1097 SQ.FT. (101.9 SQ.M.)
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
 Made with Metropack 12/2020

inbrief...

Phillip Mann estate agents are delighted to offer for sale this immaculate, 2 double bedroom detached bungalow. Situated in a quiet area of Seaford and offering good sized accommodation, a good size rear garden, off road parking and a garage.

The entrance has an enclosed porch with a double glazed door and rear window. The entrance has a radiator, a linen cupboard and access to the loft which is part boarded.

The living room is to the rear and has two radiators, a T.V point, a log burring stove, bi-folding doors to the rear into the conservatory and French doors to the side patio area. The conservatory has full height windows and doors to three sides, two radiators, wall lights and access to the sunny rear garden.

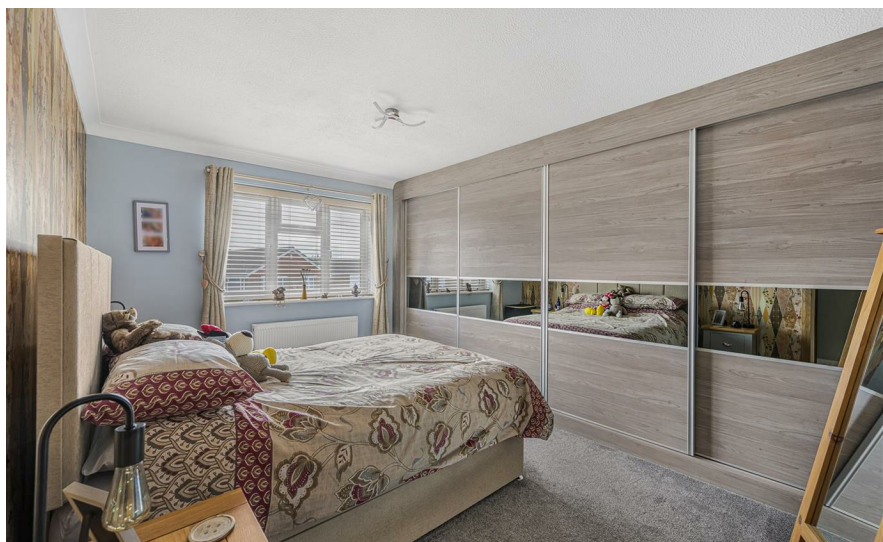
The kitchen has been fitted with a good range of wall and base units comprising an inset sink with mixer taps and cupboards below, there is an integral washing machine, a cooker recess, space for an American style fridge freezer, tiled splashbacks, Karndean flooring and a door and window to the side.

There are two double bedrooms. The main bedroom has a good range of wardrobes with hanging rails and shelving, a radiator and a window to the front. The second bedroom is a good size double room with a recess for bedroom furniture, a radiator and a window to the front.

The bathroom has been fitted with a white suite comprising a freestanding bath with mixer taps and a shower attachment, a large enclosed shower with thermostatic shower over, a wash hand basin and w/c set into a vanity unit, a heated ladder towel rail, tiled walls, an extractor fan and windows to the side.

Outside there are well manicured gardens with a large seating area with Indian Sandstone, a garden pond, well stocked borders with a good variety of plants and shrubs, an outside tap, timber garden shed and side access.

The front garden is open plan and has off road parking with an EV charger and access to the garage with an up and over door and rear courtesy door.



Council Tax Band: D

Energy Rating: D

moreinfo...



Phillip Mann Seaford Office
 1-3 Dane Road, Seaford, East Sussex, BN25 1LG
 01323 898666

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