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BED

Spacious Three Bedroom Semi-Detached House

23, Metcalfe Avenue, Newhaven, BN9 9XP



Offers Over £320,000

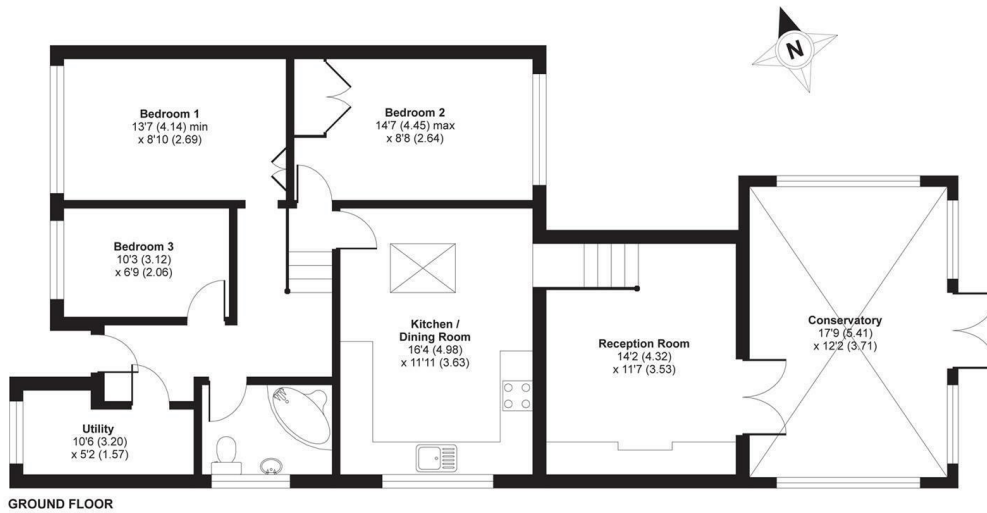
Freehold

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Metcalfe Avenue, Newhaven, BN9

APPROX. GROSS INTERNAL FLOOR AREA 1142 SQ FT 106 SQ METRES



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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inbrief...

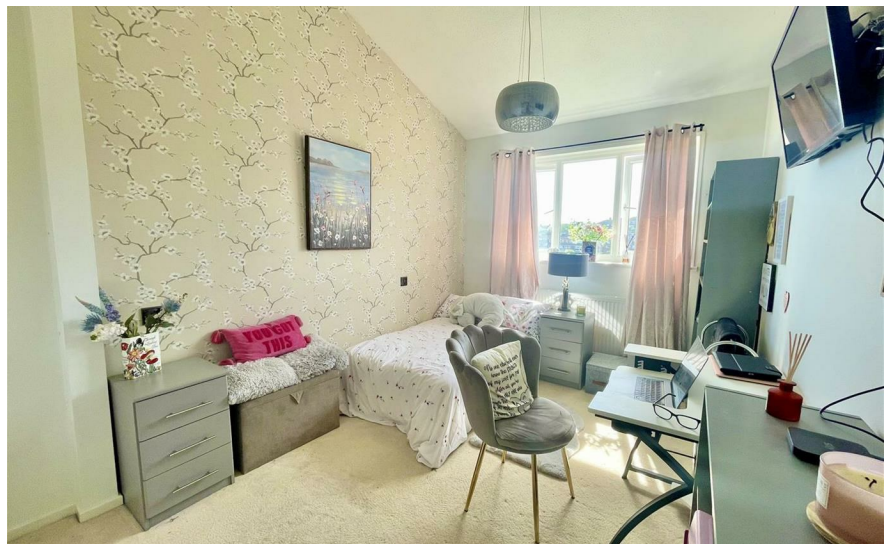
Phillip Mann estate agents are delighted to offer for sale this spacious split level bungalow, situated in a popular residential close in Newhaven.

The property is accessed via a double glazed front door into a carpeted entrance hall. On the right is a useful utility room which has spaces for a washing machine and tumble dryer as well as a wall mounted gas boiler. Bedroom three is a good sized single room which overlooks the front. Bedroom two is a double room with a range of built in cupboards and a double glazed window overlooks the front. The bathroom is also on this level and has a fitted suite to include a paneled bath with shower over, a pedestal wash hand basin and WC. There are part tiled walls with a window overlooking the side.

A few steps lead from the entrance hall down to a lower landing and onto the master bedroom. This is a good sized room with a range of fitted wardrobes and a window overlooking the rear. Moving through, there is a good size kitchen/diner which is fitted with a good range of wall and base units incorporating a selection of cupboards and drawers. There is space for range style cooker and spaces for washing machine, dishwasher and fridge/freezer. The room is finished off with part tiled walls and a window overlooks the side.

A few steps lead from the kitchen area down into the South facing lounge which has a feature brick built fireplace with a gas inset fire, has laminated flooring and has patio doors leading out to the conservatory. This is a bright room which has windows to all sides and gives access to the rear garden.

The good size rear garden is arranged as low maintenance which enjoys views over the Valley. To the front there is off road parking for several vehicles with a small area of lawn and a pathway leads to the front door.



Energy Rating D

Council Tax C

moreinfo...



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