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# Stunning Family Home in Envidable Location

19, Victoria Avenue, Peacehaven, BN10 8LX



Offers Over £450,000

Freehold

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## inbrief...

BEAUTIFULLY PRESENTED and DECEPTIVELY SPACIOUS, family home which is situated in this SOUGHT AFTER LOCATION on the SOUTH SIDE of the coast road. The position is ideal, just a short walk will take you down to the cliff top promenade, access to the beach, local shops and regular bus routes to Brighton.

The property has been extended and completely modernised over the last few years, and it now offers superb spacious open plan living accommodation. On approach you will immediately be wowed by the inviting appeal that the property offers, alongside parking for several vehicles. The front door opens into the spacious centralised entrance hall which will certainly hook you from the minute you walk in. The star of the show is the open plan kitchen/living/dining space which is located to the rear of the property. The beautifully appointed kitchen has a wealth of modern units for storage alongside ample work surfaces and integrated appliances. A large island takes centre stage, but you will still find plenty of space for a sofa or two as well as your other associated furniture. Double doors overlook and access the rear garden and the large lantern light window makes this a bright and light space to relax and enjoy. A nearby utility room is a very handy addition and again there are units for storage alongside space for further appliances. Three double bedrooms are on offer with the master offering a lovely ensuite shower room/wc as well as direct access into the rear garden. The other bedrooms are serviced by the luxury bathroom/wc which comprises of a 'P' shaped shower bath, wc and basin. Lastly a fourth bedroom or office is located to the front of the property and can be used which ever way you wish.

Externally the front garden is low maintenance and provides ample off road parking. The sunny rear garden offers a patio area, lawn area as well as a raised deck with some mature shrubs. All in all this is a beautiful and well worth an internal inspection.



EPC Rating - C  
Lewes District Council - C

moreinfo...



Phillip Mann Peacehaven Office  
226-230 South Coast Road, Peacehaven, BN10 8JR  
01273 586622

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