



WEATHERILL
Property Group
Your Property Matters

2 Queens Parade
Hove
East Sussex
BN3 8JG

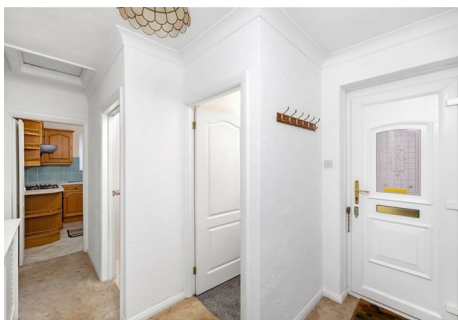
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71 Northease Drive Hove BN3 8PP

We are very pleased to present this **GOOD SIZED AND VERY WELL LAID OUT DETACHED BUNGALOW** with several benefits including a **PRIVATE DRIVEWAY AND GARAGE**, offered for sale with **NO ONWARD CHAIN** and being located close to local shops, cafes, bus services and schools within Hove's very popular Hangleton area.



Offers Over £450,000 Freehold

All of our properties are available to view online at www.weatherillpropertygroup.co.uk



- A GOOD SIZED AND WELL LAID OUT DETACHED BUNGALOW
- OFFERED FOR SALE WITH NO ONWARD CHAIN
- 3 DOUBLE BEDROOMS
- BATHROOM AND SEPARATE WC
- GOOD SIZED LOUNGE WITH BAY WINDOW

Viewing

Call us on 01273 322766 or email us: sales@wpgsussex.co.uk

Agents Notes

Arranged over a single level the accommodation within briefly comprises: 3 BEDROOMS, A BATHROOM, A SEPARATE WC, A RECEPTION HALLWAY, A LOUNGE AND A KITCHEN.

Outside there is a FORMAL FRONT GARDEN and a PRIVATE DRIVEWAY that leads to the GARAGE and a GOOD SIZED REAR GARDEN laid to lawn with a decked area. The property would greatly benefit from a program of modernisation and redecoration, however, as agents we believe there is plenty of scope and opportunity for extension and enlargement.

EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(81-91) B			
(69-80) C			
(55-68) D		64	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Floor plans

