



4 The Linkway
Westham, Pevensey, BN24 5JB
Guide price £325,000



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Phil Hall Estate Agents is delighted to offer for sale this spacious detached bungalow set in an off the road position located in the popular and sought after Westham area. The property is within a short walk to Westham shops and train station.

Features include two double bedrooms, bathroom with separate cloakroom, spacious living room/dining room, kitchen/breakfast room, front and rear gardens and a garage.

Located in The Linkway and within a short walk to Westham train station with its excellent links to Eastbourne, Brighton, Hastings, Gatwick and London. Local schools are within walking distance and so is Westham high street with its wide selection of popular shops.

Upon entering the property you approach the front porch with access leading into the entrance hall with loft access and additional storage cupboards.

The spacious living room/dining room is front facing with views over the front garden and a sliding door leading into the separate kitchen which is fitted with a range of wall mounted and matching base units with work surface over. It comes complete with a stainless steel single drainer sink unit with mixer taps and space for a selection of kitchen appliances such as washing machine, fridge freezer and cooker. The kitchen offers plenty of space for a dining room table and has direct access leading into the rear garden.

Bedroom one is rear facing with a built in wardrobe whilst bedroom two is front facing. The bathroom is fitted in a two piece suite comprising of a panelled enclosed bath with wall mounted shower over and wash hand basin and the separate cloakroom is fitted in a one piece suite comprising of a close coupled wc.

To the front is an area of lawn with side access leading to the rear and the rear garden is fully enclosed with a paved patio area adjoining the property leading to the garden beyond with side access into the garage with power and an up and over door.

Internal viewing is highly recommended by sole agents and sold chain free.





Guide Price £325,000 to £350,000

Entrance Porch
3'06 x 3'00 (1.07m x 0.91m)

Entrance Hall

Living Room/Dining Room
16'06 x 12'06 max (5.03m x 3.81m max)

Kitchen/Breakfast Room
11'09 x 11'04 (3.58m x 3.45m)

Bedroom One
14'01 x 11'08 (4.29m x 3.56m)

Bedroom Two
11'02 x 10'10 (3.40m x 3.30m)

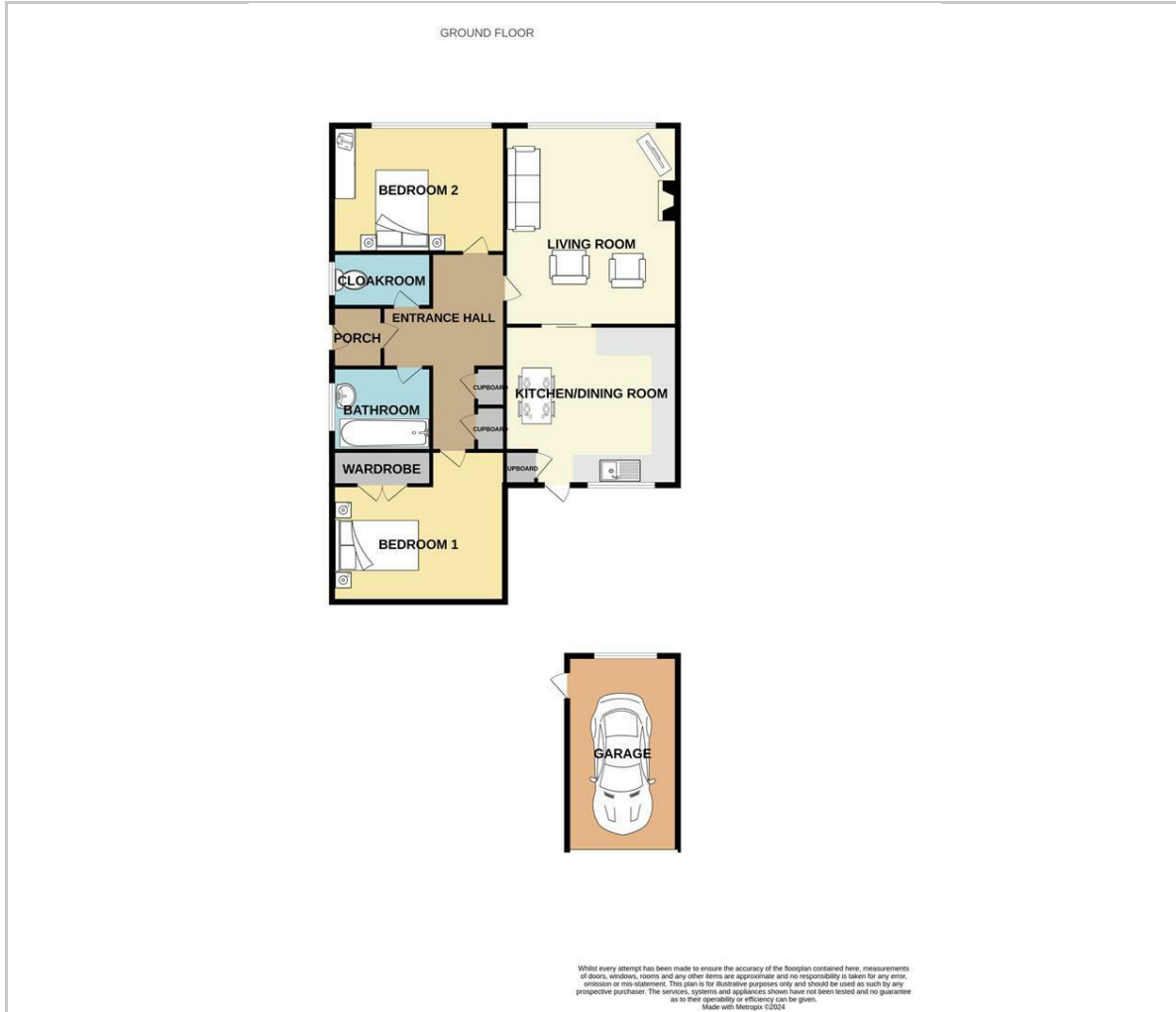
Bathroom
6'00 x 5'08 (1.83m x 1.73m)

Cloakroom
5'08 x 2'06 (1.73m x 0.76m)

Garage
18'08 x 9'00 (5.69m x 2.74m)



Floor Plan



Viewing

Please contact our Phil Hall Estate Agents Office on 01323 409205 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

