



**Monkey Puzzle Close, Windmill Hill, Hailsham BN27 4ST**



**welcome to**

**Monkey Puzzle Close, Windmill Hill, Hailsham**

Fox & Sons are delighted to bring to the market this impressive three bedroom Mews style home located in Windmill Hill, just outside of the popular village of Herstmonceux.



**Entrance Hall**

**Cloakroom Wc**

**Kitchen**

12' 7" x 13' 8" ( 3.84m x 4.17m )

**Living Room**

20' 1" x 16' 2" ( 6.12m x 4.93m )

**First Floor Landing**

**Bedroom One**

11' 7" x 15' 8" ( 3.53m x 4.78m )

**En-Suite**

**Bedroom Two**

13' x 10' 7" ( 3.96m x 3.23m )

**Bedroom Three**

7' 10" x 13' 4" ( 2.39m x 4.06m )

**Bathroom**

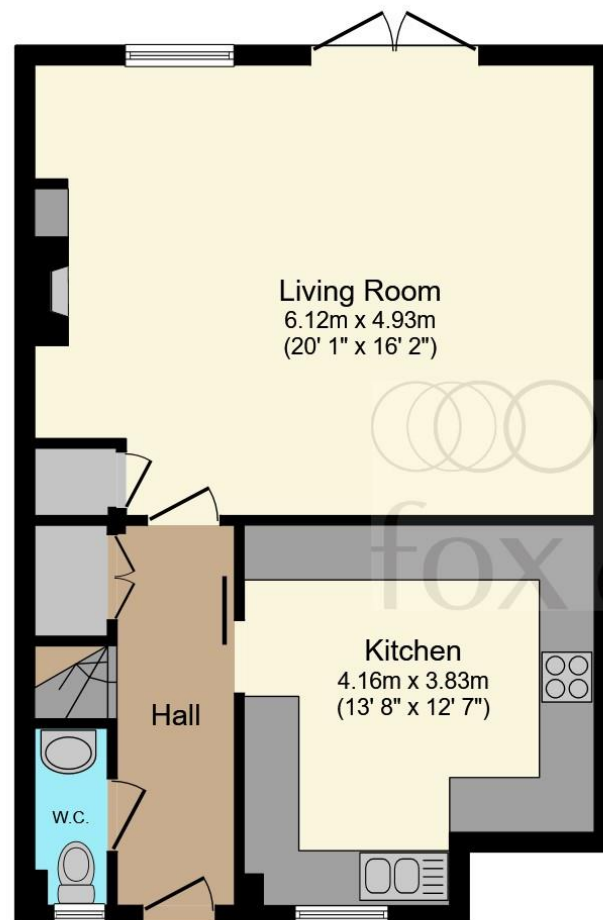
7' 3" x 6' 9" ( 2.21m x 2.06m )

**Rear Garden**

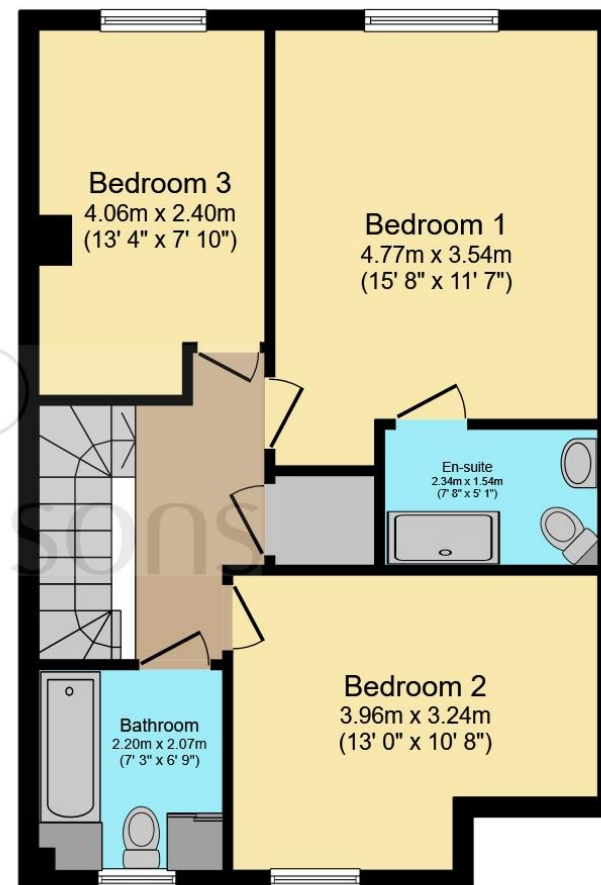
**Front Garden**

**Driveway**

**Visitor Parking**



**Ground Floor**



**First Floor**

Total floor area 109.9 m<sup>2</sup> (1,183 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)



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## Monkey Puzzle Close, Windmill Hill, Hailsham

- Impressive Three Bedroom Mews Style Property
- Stunning 20ft Lounge/ Dining Room
- Modern Fitted Kitchen
- En-Suite Shower Room
- Beautifully Presented Front & Rear Gardens
- Off Road Parking
- Electric Car Charging Point
- Popular Windmill Hill Location

Tenure: Freehold EPC Rating: D

Council Tax Band: D

offers in excess of

**£390,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:

HAI106999 - 0002

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