



**Beaulieu Drive, Stone Cross, BN24 5EW**

**welcome to**

## **Beaulieu Drive, Stone Cross**

Fox & Sons are excited to offer to the market this wonderful four bedroom detached house located in the ever sought after village of Stone Cross being within walking distance to local shopping facilities and amenities. The property itself comprises four bedrooms, bedroom one with en suite and built in wardrobe, bedroom two with built in wardrobe, downstairs wc, reception room, dining room, kitchen, utility, conservatory and bathroom. Further features include well maintained front and rear gardens with a patio seating area to the rear aspect, off road parking and a garage. Viewing comes highly recommended to fully appreciate this beautiful family home!



## Entrance Hall

## Downstairs Wc

## Reception Room

15' 6" x 10' 6" ( 4.72m x 3.20m )

## Dining Room

11' 1" x 8' 8" ( 3.38m x 2.64m )

## Kitchen

14' 1" x 10' 1" ( 4.29m x 3.07m )

## Utility Room

5' 1" x 4' 10" ( 1.55m x 1.47m )

## Conservatory

9' 6" x 8' 7" ( 2.90m x 2.62m )

## First Floor Landing

## Bedroom One

16' 6" x 9' 6" ( 5.03m x 2.90m )

## En Suite

7' 3" x 4' 6" ( 2.21m x 1.37m )

## Bedroom Two

12' 6" x 9' 5" ( 3.81m x 2.87m )

## Bedroom Three

9' 6" x 7' ( 2.90m x 2.13m )

## Bedroom Four

9' 6" x 5' 6" ( 2.90m x 1.68m )

## Bathroom

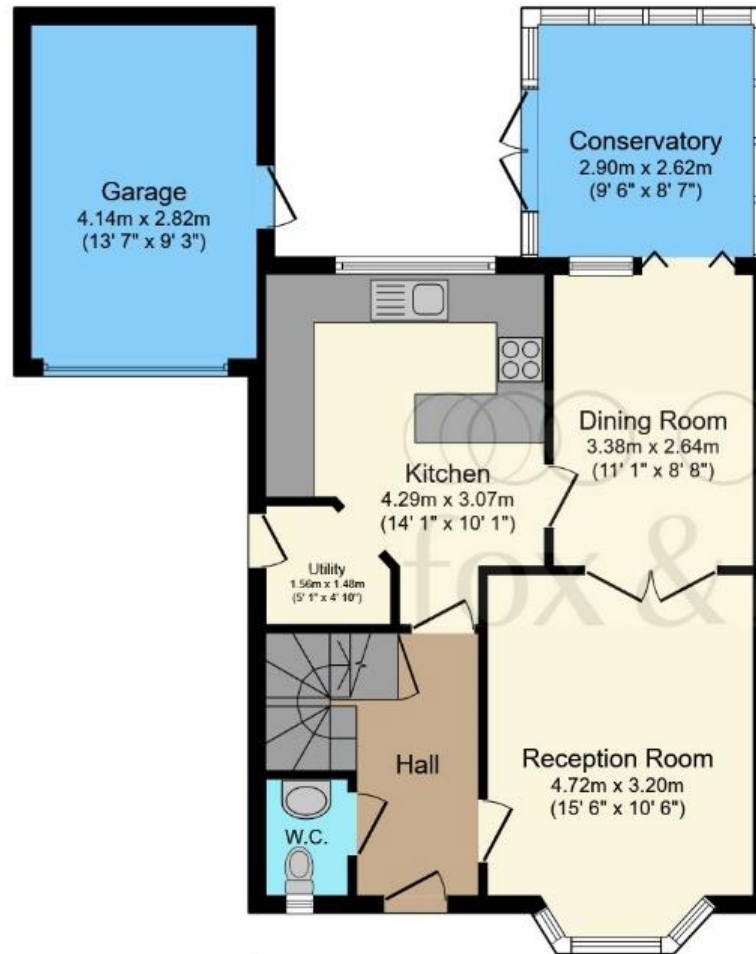
6' 9" x 6' 4" ( 2.06m x 1.93m )

## Outside

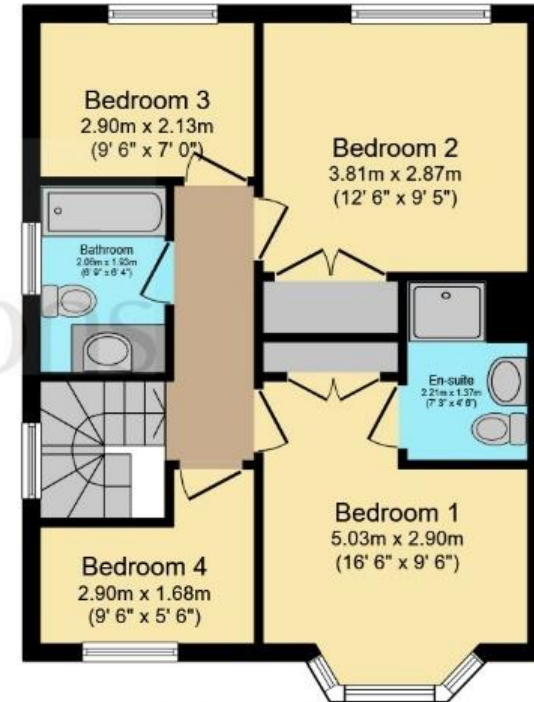
## Rear Garden

## Driveway

## Garage



**Ground Floor**



**First Floor**

Total floor area 115.2 m<sup>2</sup> (1,240 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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## Beaulieu Drive, Stone Cross Pevensey

- STUNNING FOUR BEDROOM DETACHED HOUSE
- MASTER BEDROOM WITH EN SUITE
- BUILT IN WARDROBES TO BEDROOMS ONE & TWO
- DOWNSTAIRS WC
- RECEPTION ROOM & DINING ROOM
- KITCHEN WITH UTILITY ROOM
- CONSERVATORY LEADING OUT TO A BEAUTIFULLY PRESENTED REAR GARDEN WITH PATIO SEATING AREA
- DRIVEWAY & GARAGE TO THE FRONT ASPECT

Tenure: Freehold EPC Rating: D

**£465,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
LGL110677 - 0003

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