



Guide Price
£525,000

Freehold

3x  2x  1x 

**Ridgway Close,
Woodingdean, Brighton,
East Sussex, BN2**

OVER 60?

Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- Well-presented family home offering circa 1700 Sq. Ft of luxurious accommodation
- Large lounge with downland views
- Modern fitted kitchen with dining area adjacent
- Principal bedroom with dressing area and en-suite bathroom
- Garage & driveway, front, side & rear gardens

Accommodation

LOWER GROUND FLOOR

Garage: 16'1 x 9'9 (4.91m x 2.97m)

GROUND FLOOR

Porch

Hallway

Lounge : 19'0 x 17'8 at widest point (5.80m x 5.39m)

Kitchen/Diner : 23'4 x 10'2 (7.12m x 3.10m)

Bedroom 3: 11'0 x 10'11 (3.36m x 3.33m)

Shower Room

Study

FIRST FLOOR

Landing

Bedroom 1: 14'8 x 10'7 (4.47m x 3.23m)

En-Suite Bathroom

Bedroom 2: 10'6 x 9'9 (3.20m x 2.97m)

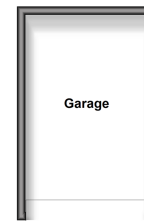
Eaves: 17'9 x 11'5 (5.41m x 3.48m)

OUTSIDE

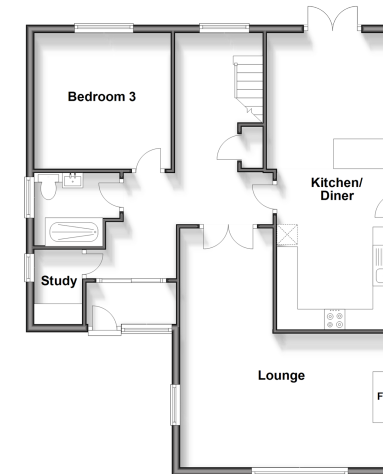
Driveway

Front /Side and Rear Gardens

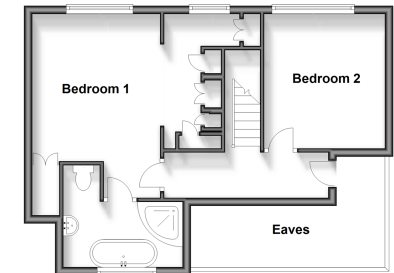
Lower Ground Floor
Approx. 14.3 sq. metres (154.2 sq. feet)



Ground Floor
Approx. 80.6 sq. metres (867.6 sq. feet)



First Floor
Approx. 42.4 sq. metres (456.1 sq. feet)



Call Woodingdean - 01273 606121 ■ cubittandwest.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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