



3 Manor Avenue, Hassocks, BN6 8NG

£650,000

A well presented, updated and improved, three bedroom, detached bungalow with its own private driveway, detached single garage and pretty, enclosed 50' long rear garden.



**MANSSELL
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3 Manor Avenue

Hassocks

- Three bedroom detached bungalow
- Triple aspect lounge/dining room
- Re-fitted kitchen with integrated appliances
- Shower room/wc with white suite
- Separate cloakroom/wc
- Long private Driveway – Detached single garage
- Front garden – Enclosed 50' x 45' rear garden
- Upvc double glazed windows and external doors – Gas central heating
- Offered for sale with vacant possession and no onward chain
- Council tax band E – Energy performance rating D

UPVC double glazed front door to: **Lobby** UPVC double glazed windows, glazed door to:

Hall: doors to all rooms, built in cupboards, one concealing 'Vaillant' combi boiler, loft hatch with pull down ladder to insulated loft space.

Triple Aspect Lounge/Dining Room: stone fireplace with fitted gas fire. UPVC double glazed windows to front and side, UPVC double glazed window and double doors to rear garden.

Re-fitted Kitchen: cream coloured high gloss units at eye and base, laminate worktops, stainless steel sink unit. Integrated fridge and freezer, integrated double oven, induction hob with fitted hood over, integrated washing machine, wire racked pull out larder. UPVC double glazed window and door to rear garden.



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Double Aspect Bedroom 1: UPVC double glazed windows to front and side.

Bedroom 2: fitted wardrobe, UPVC double glazed window to front.

Bedroom 3: UPVC double glazed window to rear.

Re-fitted Shower Room/WC: white suite, low level pedestal wash hand basin, shower cubicle tiled walls, UPVC double glazed window.

Cloakroom/WC: white suite, low level WC, wash hand basin with cupboards under tiled walls, UPVC double glazed window.

Long Private Drive: accommodating 4-5 cars and access to:-

Enclosed Rear Garden: 50' x 45'. Substantial stone-paved patio, lawn, well stocked beds & borders, gated side access.

Manor Avenue is a pleasant road in the heart of Hassocks village close to all shopping facilities and within walking distance of nursery, primary and secondary schooling. Hassocks is surrounded by some of the county's most picturesque countryside interspersed with numerous bridleways and footpaths linking with neighbouring districts.





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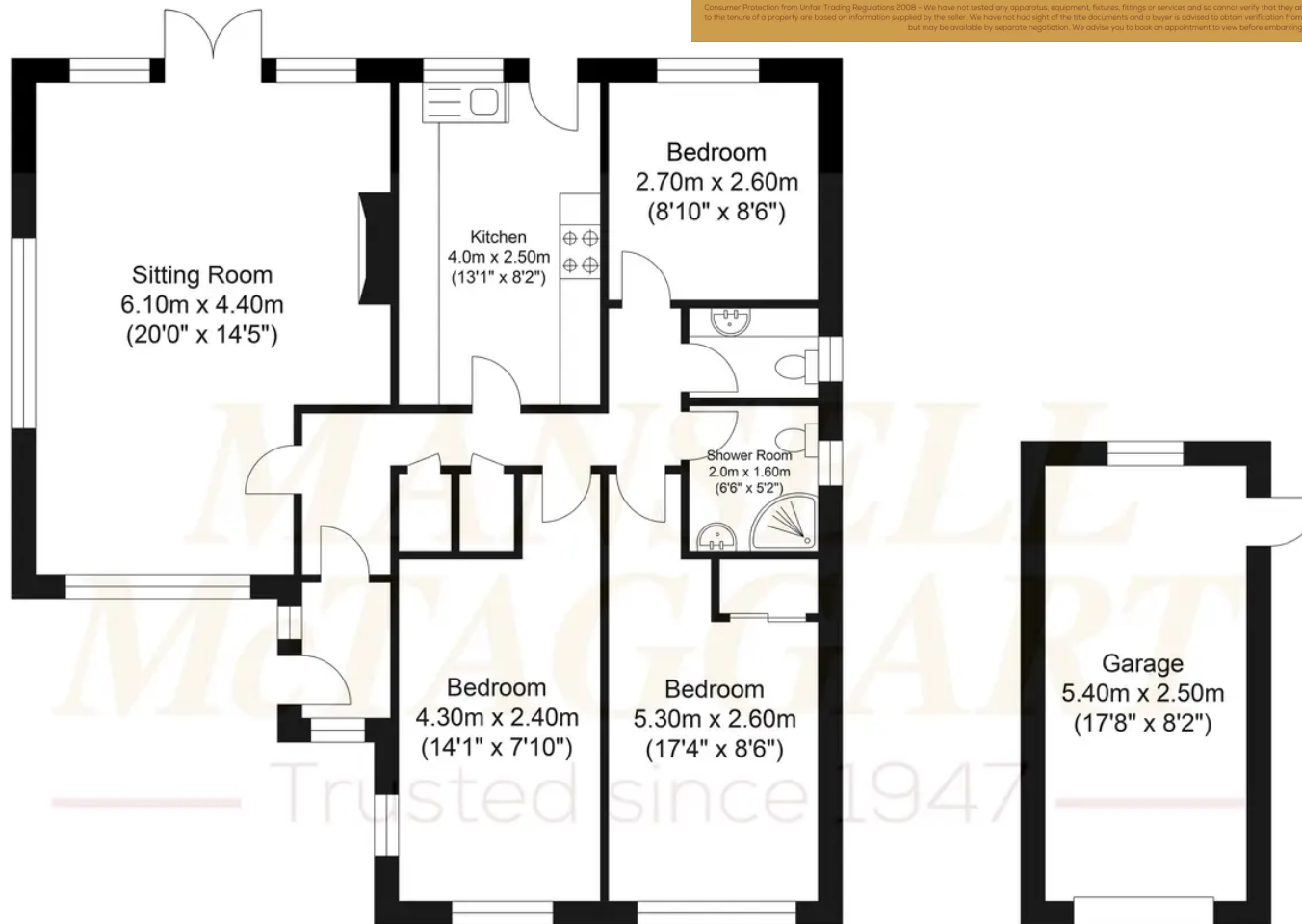


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Ground Floor
 Approximate Floor Area
 886.62 sq ft
 (82.37 sq m)

Garage
 Approximate Floor Area
 145.31 sq ft
 (13.50 sq m)

Approximate Gross Internal Area (Excluding Garage) = 82.37 sq m / 886.62 sq ft
 Illustration for identification purposes only, measurements are approximate, not to scale.