



15 Bishopstone Road, Seaford, BN25 2UB

15 Bishopstone Road Seaford BN25 2UB

£365,000

A charming semi-detached bungalow with 2 double bedrooms, garage, commanding views over adjacent countryside and towards the sea. No Onward Chain.

With stunning views over the valley and down towards the sea, the wood framed entrance porch/conservatory stretches across the front of the property. An internal door give access to the bungalows hallway from the porch/conservatory. Both, the dual aspect kitchen/breakfast room with quarry tile floor and the living room with its Morso cast iron wood burning stove, also enjoy the stunning countryside views. Both double bedrooms can be found at the rear, with bedroom two providing access onto the rear garden. The family bathroom completes the internal accommodation. The loft area is of good size and has the potential to be converted subject to usual building/planning consents.

Outside: the rear garden is mainly laid to lawn with established shrub borders, brick patio adjoining the property and garage to the rear – accessed via a private track. The front garden is approx. 100' and is laid to lawn with hedges to the borders.

Bishopstone Road is approximately 1.5 miles from Seaford town centre with its range of shops, supermarkets, cafes, restaurants and library. Within a short walk from the bungalow is Bishopstone station with frequent services to Lewes, Brighton & London Victoria. The main road offers quick and frequent bus services to both Eastbourne and Brighton. Countryside walks are immediately available and there is a 2-4 mile walk along Seaford seafront.



- Countryside & Sea Views
- Porch/Conservatory
- Boiler Replaced (2017)
- Garage
- Scope to Extend
- Two Double Bedrooms
- Wood Burning Stove
- Gas Fired Central Heating
- Large Loft with Potential to Convert
- No Ongoing Chain



Porch/Conservatory
8.11m x 1.61m max (26'7" x 5'3" max)

Hallway

Kitchen 3.36m x 3.34m max (11'0" x 10'11" max)

Living Room 4.95m x 3.35m (16'3" x 11'0")

Bedroom One 3.40m x 3.38m (11'2" x 11'1")

Bedroom Two 3.30m x 2.44m (10'10" x 8'0")

Bathroom

Front Garden

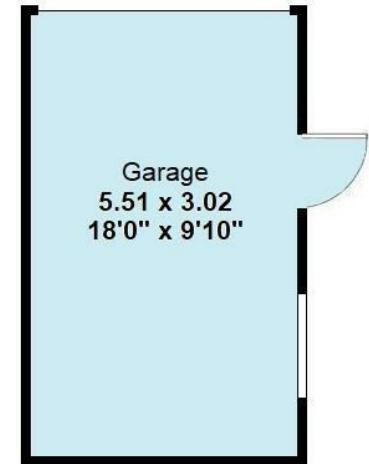
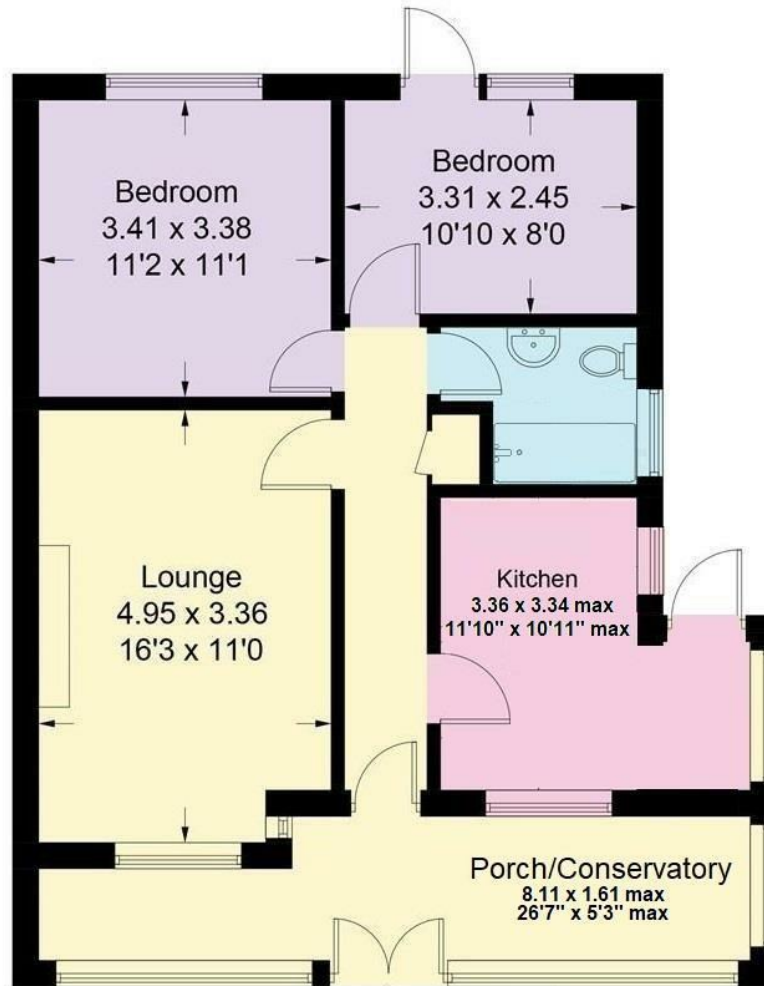
Garage 5.51m x 3.02m (18'0" x 9'10")

Rear Garden

EPC - C

Council Tax Band - C





Rowland Gorringe Estate Agents

Station Approach, Seaford, East Sussex, BN25 2AR

01323 490680

hello@rowlandgorringe.co.uk
www.rowlandgorringe.co.uk



Note - These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. These details have been compiled from a visual inspection only of the property and from information given by the Vendors as being accurate to the best of their knowledge. Applicants wishing to purchase must rely on a survey on the structure and condition of the entire property and its services, and on their own Solicitor for verification of any planning consent, guarantees, and to ensure that there is clear and good legal title to the whole of the property. These details are not intended to form any part of any contract. None of the appliances mentioned in these details have been tested by the Agents nor should any measurements be relied upon and all parties are encouraged to verify these aspects prior to negotiations.

**ROWLAND
GORRINGE**