



7 Jubilee Gardens, Seaford, BN25 3EN

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£375,000

A spacious three bedroom semi detached house situated within a quiet close conveniently located for local primary school, access to the downs and local parade of shops. No ongoing chain.

This well presented and light family home offers spacious accommodation comprising; entrance hall, living room with window to the front aspect, double doors opening to the impressive and bright open plan kitchen diner. The kitchen area has matching wall and base cupboards, work surfaces extending to a breakfast bar, integrated appliances, window to the side, door leading onto the rear and further opening leading to the south facing conservatory again with access onto the rear garden. To the first floor there are 3 bedrooms and a family bathroom.

The front offers ample off road parking, lawn area and path leading to the front door. The rear garden is a real selling feature

being south facing, having majority artificial grass, paved seating area and further decked seating area with outside bar.

Jubilee Gardens is a quiet and popular close ideally situated for local primary school, shops and bus routes whilst also being enclosed by the South Downs National Park and enjoying one and a half miles of uncommercialised seafront, Seaford offers a wide range of shopping facilities, cafes, restaurants, public houses, railway links to Gatwick airport and London Victoria and bus services to Eastbourne/Brighton and outlying villages. There are several nursery and primary schools, secondary school and sixth form college. Leisure activities include a Leisure centre, tennis, bowls, sailing club, two golf courses and numerous other recreational facilities. A park with play area can be found within a few hundred yards of the property

Seaford is a fantastic town for families, within the town there are 4 primary schools, a large number of nurseries and Seaford Head secondary school which was rated as outstanding by their latest Ofsted judgment.









Entrance Hall

Lounge

13'6" x 12'4" (4.11m x 3.76m)

Open Plan Kitchen Diner

10'4" x 15'8" (3.15m x 4.78m)

Conservatory

8'9" x 8'5" (2.67m x 2.57m)

First Floor Landing

Bedroom One

12'9" x 8'3" (3.89m x 2.51m)

Bedroom Two

9'1" x 8'3" (2.77m x 2.51m)

Bedroom Three

10'1" x 7'1" (3.07m x 2.16m)

Bathroom

Front & Rear Garden

EPC: D

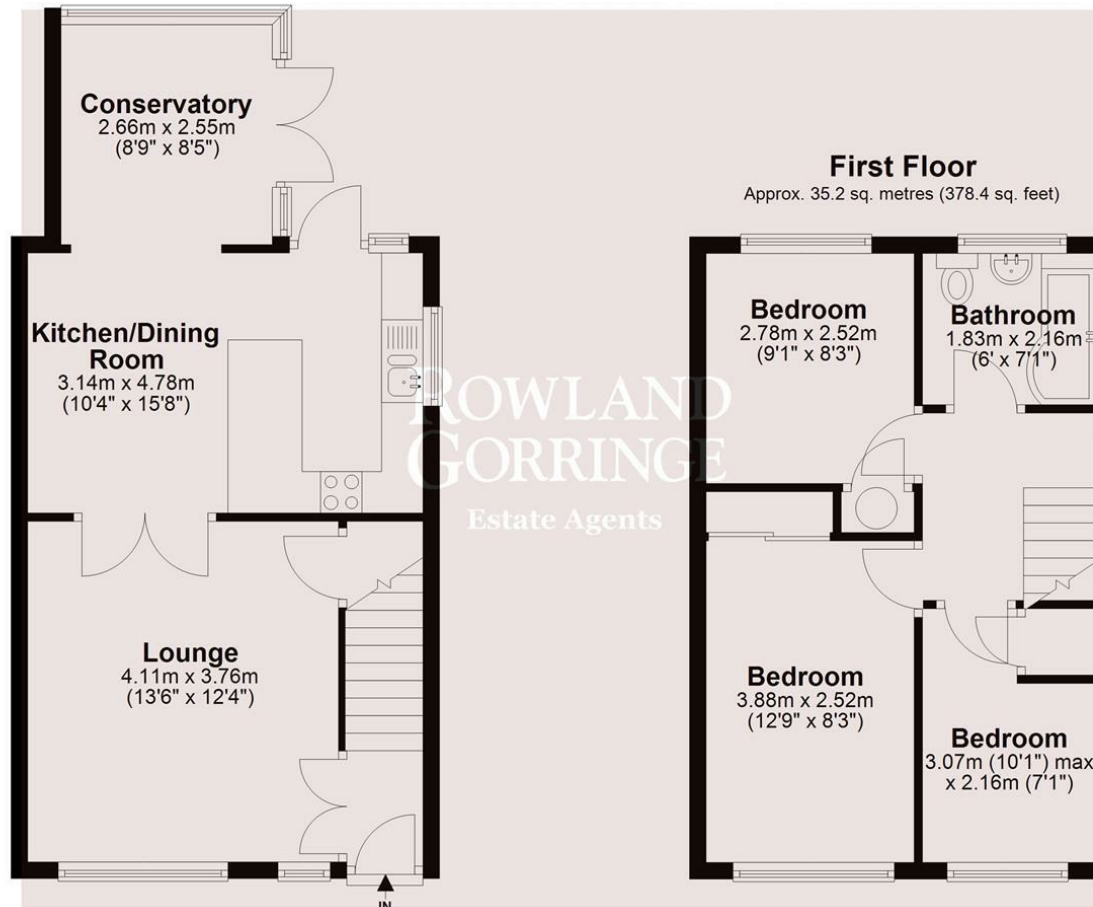
Council Tax: C





Ground Floor

Approx. 42.2 sq. metres (454.2 sq. feet)



Total area: approx. 77.4 sq. metres (832.6 sq. feet)

This floor plan is for illustrative purposes only. All measurements are approximate.

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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.

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