

49 Firle Road, Seaford, BN25 2HU

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BN25 2HU**

## **Offers In Excess Of £1,500,000**

Warrick House is perfectly located on the sought after 'south side' of Firle road, Seaford.

On approach, you will be struck by its beautiful exterior. It features a mix of brick, and rendered finishes beneath a traditional clay tile roof. Approached via a sweeping driveway situated in a beautifully landscaped front garden which leads to an impressive oak entrance porch.

Step inside and you'll discover a spacious double height entrance hall. Double doors lead your eye through to the heart of the home: a large open-plan kitchen and dining area through to the terrace and garden beyond.

The kitchen is a culinary enthusiasts haven. Traditional inframe units, high-end appliances, abundant workspace – an ideal setting for crafting family meals and hosting memorable dinner gatherings.

The living area boasts a beautiful

feature fireplace and wood burning stove. Double doors allow flexibility, leave open, or closed for cozy nights in. you will also find a second versatile reception room that can be used as a snug, play room, office or bedroom five.

Upstairs, you'll find four generously sized bedrooms, two with their own en-suite bathroom, and an impressive family bathroom providing plenty of space to relax and unwind. The master bedroom is particularly impressive, with a large dressing room and a stunning en-suite bathroom featuring a luxurious free-standing bath, double wash hand basin and a separate shower.

Outside, the property benefits from a large, private garden perfect for children to play in, or for simply enjoying the tranquillity of the surroundings. There is a garage and ample off-street parking.

Overall, this is a truly exceptional property that offers the perfect combination of luxury modern living, timeless elegance, infused with traditional charm. With its sought-after location, spacious interiors, and beautiful outdoor spaces, Warrick House is the perfect home.



A BESPOKE DETACHED HOME : FUSING LUXURY MODERN LIVING WITH PERIOD CHARM



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WARRICK HOUSE







Entrance Vestibule

Living Room

Open Plan Kitchen, Diner &  
Family Room

Utility Room

Study

Cloakroom

First Floor Landing

Principal Suite

Dressing Room

Ensuite Bathroom

Bedroom Two

Ensuite Shower Room

Bedroom Three

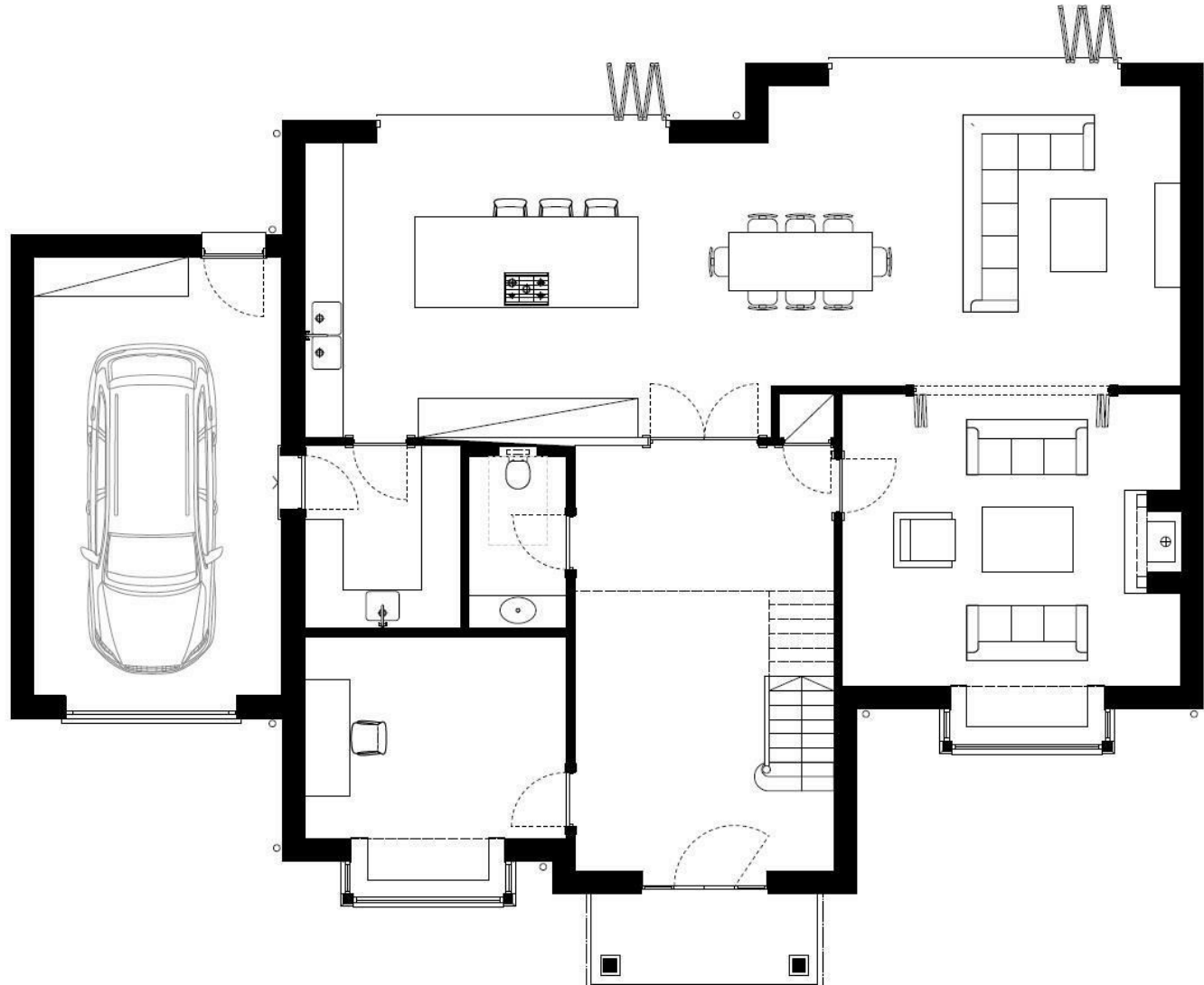
Bedroom Four

Family Bathroom

Garage

Front & Rear Gardens





## Rowland Gorringe Estate Agents

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