



6 Whiteley Close, Seaford, East Sussex, BN25 4AQ

ROWLAND
GORRINGE

**6 Whiteley Close,
Seaford, East Sussex,
BN25 4AQ**

£600,000

A well presented and modern 3 storied, 5 double bedroom detached house with 3 receptions and no onward chain.

This stunning house has been lovingly improved and refurbished. An extension to rear has greatly enhanced the living room: now boasting velux windows, westerly facing bi-fold doors onto the rear garden, whilst French doors open to the side. The through aspect kitchen/breakfast room has a bay window and an east/west aspect. The dining room sits to the front of the property whilst a utility room and a cloakroom/wc finish the ground floor accommodation. On the second floor you find the master bedroom with dressing area and ensuite shower room/wc. There are 2 further bedrooms, a study to the rear, a stunning fully tiled family wet room with separate open shower and free standing bath. The third floor has the last 2 double bedrooms and a further bathroom.

The rear garden has a westerly aspect and is predominately laid to lawn with established flower borders to the boundaries. A deck area wraps around the rear to a secluded side area. There is a shed and secure access to the front. To the front is the garage with power, electric door and a low maintenance decorative front garden.

Whiteley Close is located within the sought after South East quarter of Seaford, close to Seaford Head golf course, yet within easy reach of schools, leisure centre and recreation grounds, local shops and bus services. Seaford town centre with all its amenities, railway station, delightful downland walks, seafront promenade and beach are all within approximately one mile. Surrounded by the South Downs National Park and enjoying more than a mile of un-commercialised esplanade and beach, Seaford has a wide range of shopping facilities, restaurants, coffee houses and tea rooms. It also benefits from a station with rail link to London Victoria in 90 minutes, regular bus services to Brighton and Eastbourne, a leisure centre and many other recreational facilities.









Entrance Hall

Kitchen/Breakfast Room

21'1" x 10'3" (6.43m x 3.12m)

Dining Room

10'8" x 10'3" (3.25m x 3.12m)

Living Room

23'3" x 17'1" (7.09m x 5.21m)

Utility Room

10'3" x 5'5" (3.12m x 1.65m)

Cloakroom/WC

First Floor Landing

Master Bedroom

12'4" x 10'4" (3.76m x 3.15m)

- Dressing Area

- En-Suite

Bedroom Four

10'8" x 10'4" (3.25m x 3.15m)

Bedroom Five

10'4" x 10'2" (3.15m x 3.10m)

Study

7'11" x 6'7" (2.41m x 2.01m)

Family Bathroom

Second Floor Landing

Bedroom Two

17'9" x 10'6" (5.41m x 3.20m)

Bedroom Three

16" x 8'2" (4.88m x 2.49m)

Bathroom

Garage

17" x 8'9" (5.18m x 2.67m)

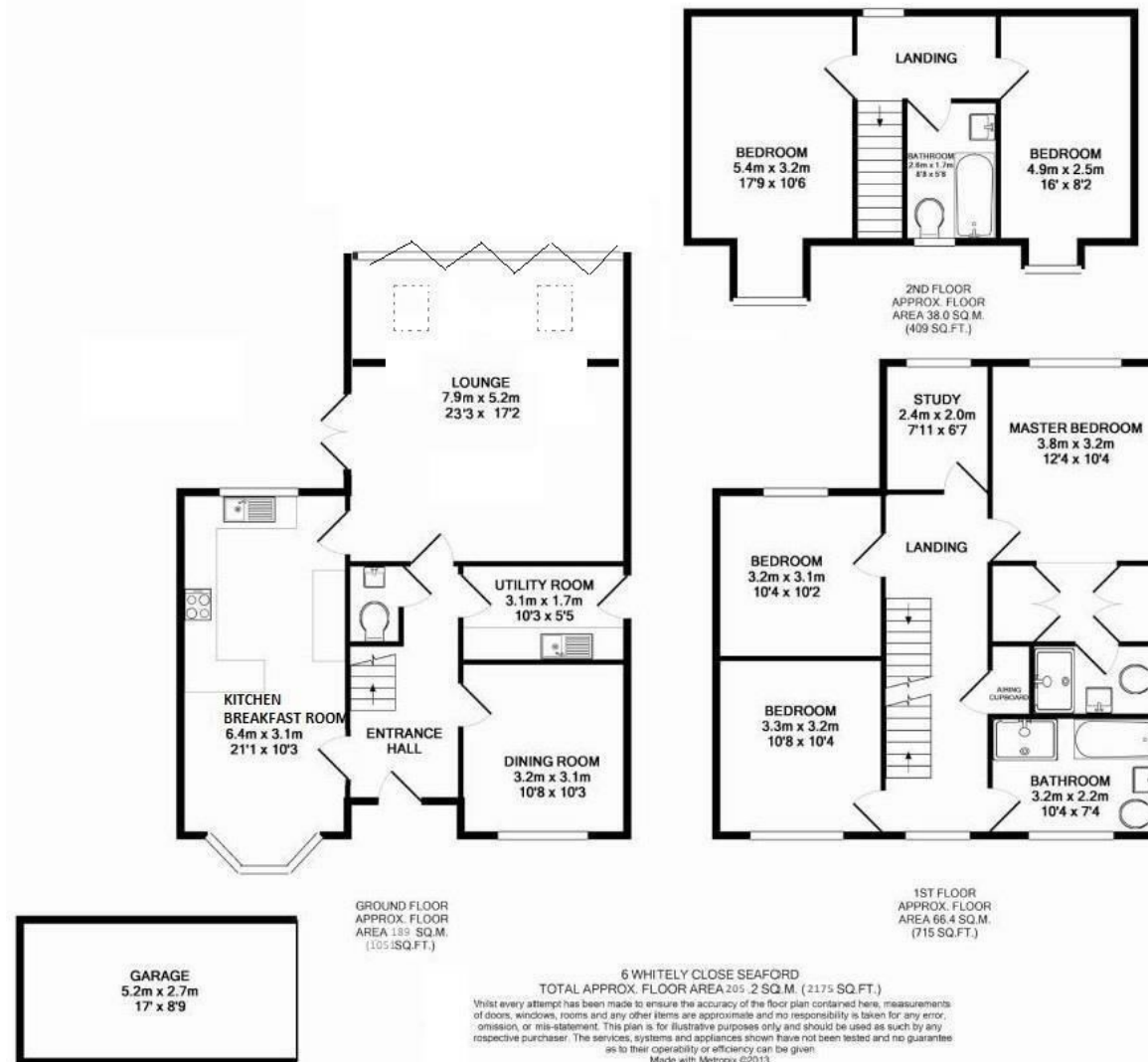
Rear Garden

EPC: C

Council Tax Band: F







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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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