

Freehold



2 Bedroom



2 Reception



1 Bathroom

£264,950



## 7 East Close, Polegate, BN26 6HE

Conveniently located in Polegate just yards from local shops and the Cuckoo Trail, this semi detached bungalow has two bedrooms and is in need of refurbishment and redecoration throughout. The property has a sitting room, breakfast room and kitchen whilst a bathroom/wc is also included. Mature gardens are arranged to the rear and have a Westerly aspect. A driveway to the front provides off street parking. Polegate high street shops and mainline railway station are within approximately half a mile distant.



7 East Close, Polegate, BN26 6HE

£264,950

Main Features

- Semi Detached Bungalow
- 2 Bedrooms
- Sitting Room
- Kitchen
- Breakfast Room
- Bathroom/WC
- Mature Gardens
- Refurbishment & Redecoration Required
- Off Street Parking
- CHAIN FREE

Entrance

Door from porch to entrance hallway.

Entrance Hallway

Sitting Room

14'07 x 9'09 (4.45m x 2.97m)  
radiator, double glazed window to front and wall mounted gas fire.

Kitchen

7'11 x 7'03 (2.41m x 2.21m)  
Range of units comprising single drainer sink unit with part tiled walls with surrounding worksurfaces with cupboards and drawers under. Space for cooker and further appliance space for fridge freezer and space and plumbing for washing machine. range of wall mounted units. Double glazed window to rear and doubler glazed door to rear garden.

Breakfast Room

22'11"36'1" x 22'11"22'11" (7'11 x 7'07)

Bedroom 1

10'05 x 9'11 (3.18m x 3.02m)  
Radiator, double glazed window to front

Bedroom 2

9'11 x 9'10 (3.02m x 3.00m)  
Radiator, double glazed window to rear.

Bathroom/WC

Suite comprising panelled bath, low level wc, wash hand basin, part tiled walls, double glazed window

Outside

The rear garden is mostly laid to lawn and Westerly facing.

Parking

There is off street parking to the front of the property.

Council Tax Band = C.