



**Mimosa Close, Polegate BN26 6PL**

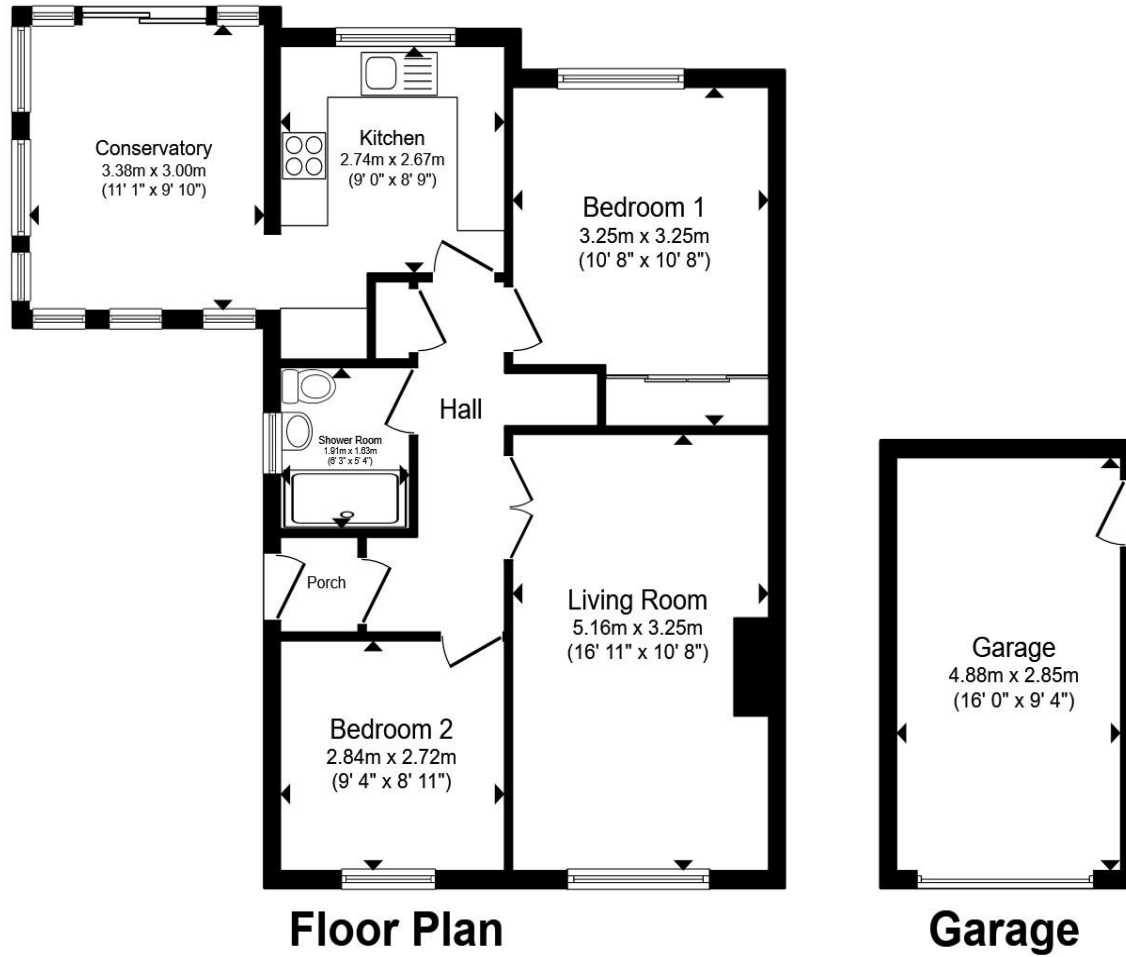
**welcome to**

**Mimosa Close, Polegate**

Guide Price £340,000 to £350,000

This bungalow is perfectly located just a short distance from Polegate high street, with plenty of shopping facilities, mainline station with access to Central London, local primary schools and nurseries, the popular Cuckoo Trail perfect for walks or running.





**Entrance Porch**

**Hallway**

**Living Room**

**Kitchen**

**Bedroom 1**

**Bedroom 2**

**Shower Room**

**Garage**

**Front Outside**

**Rear Garden**

Total floor area 83.3 m<sup>2</sup> (897 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



welcome to

## Mimosa Close, Polegate

- Guide Price £340,000 to £350,000
- Driveway and parking
- Conservatory with garden aspect
- Kitchen refitted 2025
- Gas central heating

Tenure: Freehold EPC Rating: D  
Council Tax Band: C

guide price

**£340,000 - £350,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
PLG107266 - 0011

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