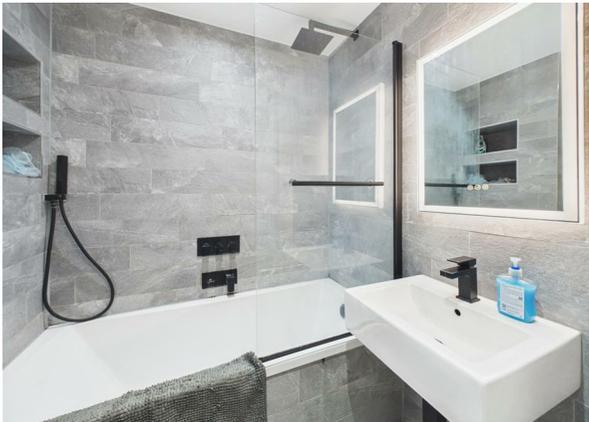


Montreal Close, Peacehaven, East Sussex, BN10 8FH

Offers Over £350,000

Council Tax Band: D



This is a fantastic opportunity to acquire this extended four double-bedroom semi-detached townhouse, ideally positioned in a highly sought-after location. The property is within walking distance of open fields, the Big Centenary Park, the cliff-top promenade, and the main coast road, offering excellent transport links to Eastbourne and Brighton.

Already a spacious home, the property has been further enhanced by a ground-floor extension, creating an additional reception room and providing versatile living accommodation.

You enter the home via the main entrance door into a welcoming hallway. The ground floor comprises a spacious kitchen/breakfast room, a modern downstairs WC, and a dining room which flows seamlessly into the living room. From here, bi-fold doors open out to the lawned rear garden, creating an excellent space for indoor-outdoor living and entertaining.

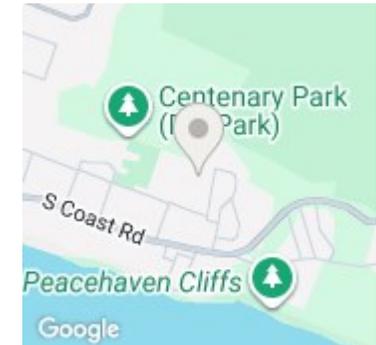
Stairs rise to the first floor, where you will find a large master bedroom and a further double bedroom. From the first-floor landing, stairs continue to the top floor, which offers a family bathroom and two additional double bedrooms, one of which benefits from an en suite shower room.

To the rear of the property is a spacious garage with a pitched roof, providing excellent additional storage.

Early viewing is highly recommended to fully appreciate the space, location, and versatility this impressive home has to offer. NO ONWARD CHAIN



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		89
(69-80)	C	80	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	