

Chittenden Avenue,Seaford BN25 4AY

fox & sons

welcome to

Chittenden Avenue, Seaford

Located close to local shops and transport links we are pleased to present this three bedroom semi-detached house with a modern finish throughout. The property was built only 5 years ago, benefiting from an EV charging point and bespoke wardrobes in two of the bedrooms.













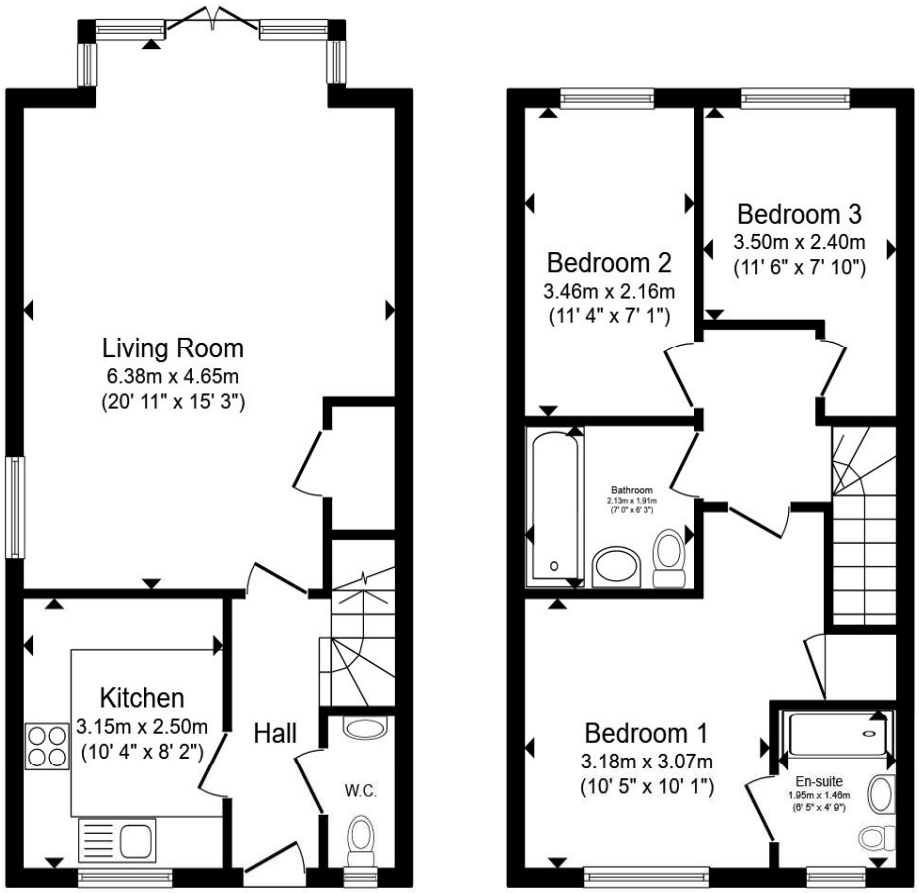

Ground Floor **First Floor**

Total floor area 84.8 m² (913 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

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Entrance Hall

Downstairs W/C

Kitchen
10' 4" x 8' 2" (3.15m x 2.49m)

Living Room
20' 11" x 15' 3" (6.38m x 4.65m)

Stairs To First Floor Landing

Bedroom One
10' 5" x 10' 1" (3.17m x 3.07m)

En-Suite

Bedroom Two
11' 4" x 7' 1" (3.45m x 2.16m)

Bedroom Three
11' 6" x 7' 10" (3.51m x 2.39m)

Bathroom
7' x 6' 3" (2.13m x 1.91m)

Rear Garden

Driveway

Agent's Note

welcome to

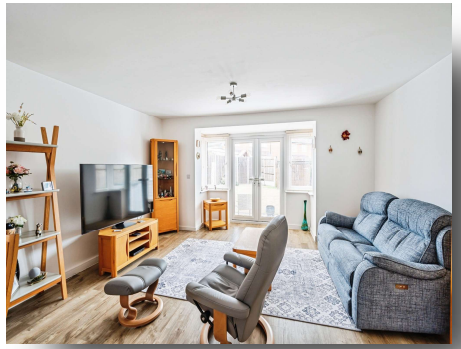
Chittenden Avenue, Seaford

- THREE BEDROOM SEMI DETACHED HOUSE
- BESPOKE FITTED WARDROBES TO THE MASTER BEDROOM AND BEDROOM THREE
- BUILT ONLY 5 YEARS AGO
- SPACIOUS LIVING/DINING ROOM
- MASTER BEDROOM WITH EN-SUITE

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

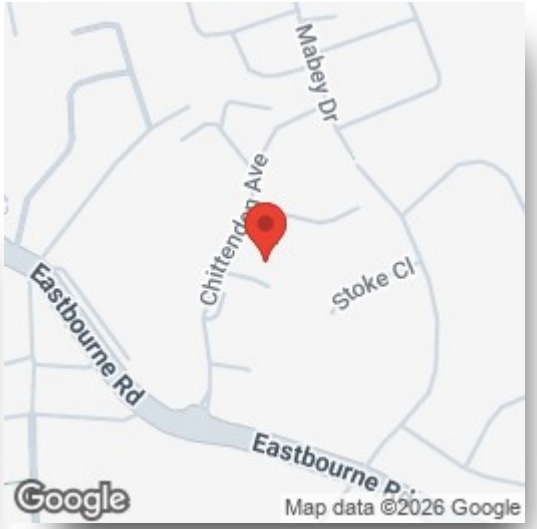
offers in the region of

£399,950









Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/SEA109092

The Property Ombudsman

Property Ref:
SEA109092 - 0010

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

fox & sons

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