

Harvard Close, Lewes, BN7 2EJ

Asking Price £425,000

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Offered to the market chain free, this three bedroom end of terrace home has been comprehensively refurbished by the current owners within the last four years and offers well proportioned, versatile accommodation with the added benefit of a first floor bathroom, separate ground floor shower room, utility room and off road parking.

The refurbishment has created a smart and practical home ready for a new owner to move into, with improvements made throughout. The boiler has also been updated during the current ownership and has been serviced annually.

The property is entered through a useful porch which leads into the hallway. To the front is a modern fitted kitchen, while to the rear is the generous open plan living and dining room, providing plenty of space for both comfortable seating and a dining table.

French doors open directly from the dining area onto the rear garden, creating a good connection between the house and outside space and allowing plenty of natural light into the room.

The ground floor also benefits from a separate utility room and shower room, providing useful additional practicality.

Upstairs there are three bedrooms, including two well proportioned double rooms, together with the family bathroom.

Outside, the rear garden has a paved patio adjoining the house with the remainder predominantly laid to lawn and bordered by established planting. The garden is enclosed by fencing and provides a pleasant space for sitting out and entertaining.

To the front of the property is a driveway providing off road parking.

Harvard Close is a popular residential location within Lewes, with the historic town centre offering a wide range of independent shops, cafés, restaurants and everyday amenities. Lewes mainline railway station provides services towards Brighton, London and the surrounding area.

A well presented and extensively improved three bedroom home offering flexible accommodation, garden and parking, all offered with no onward chain.

























Living Room/Diner
18'2" x 12'4" (5.54m x 3.76m)

Kitchen
10'9" x 9'4" (3.28m x 2.84m)

Bedroom One
12'4" x 9'2" (3.76m x 2.79m)

Bedroom Two
12'4" x 9'0" (3.76m x 2.74m)

Bedroom Three
9'4" x 8'1" (2.84m x 2.46m)

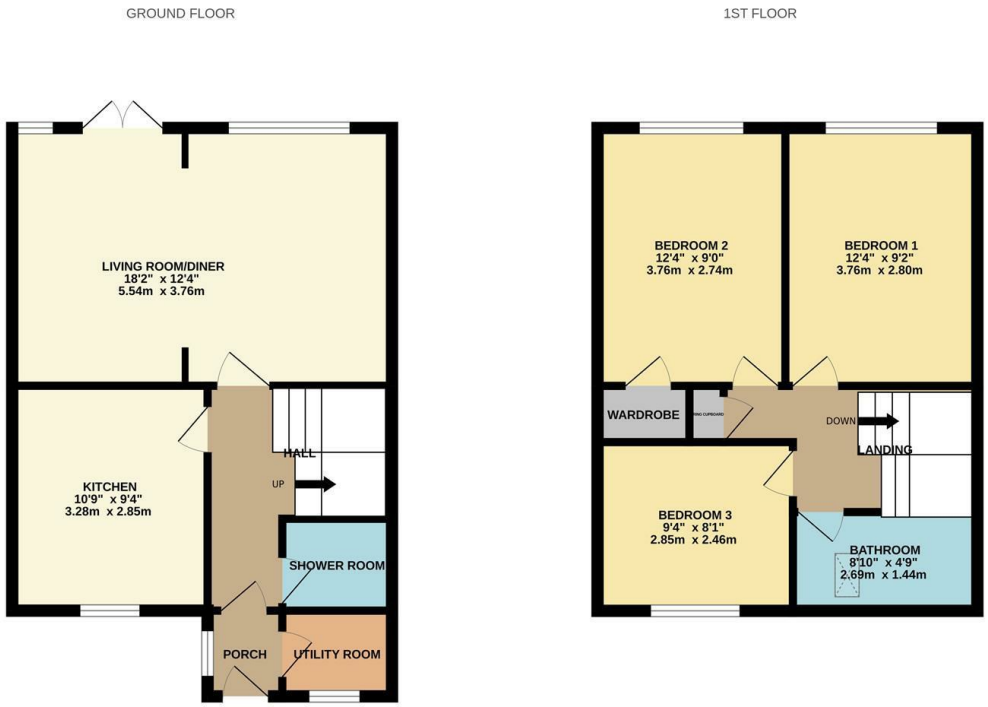
Bathroom
8'10" x 4'9" (2.69m x 1.45m)

Shower Room

Utility Room

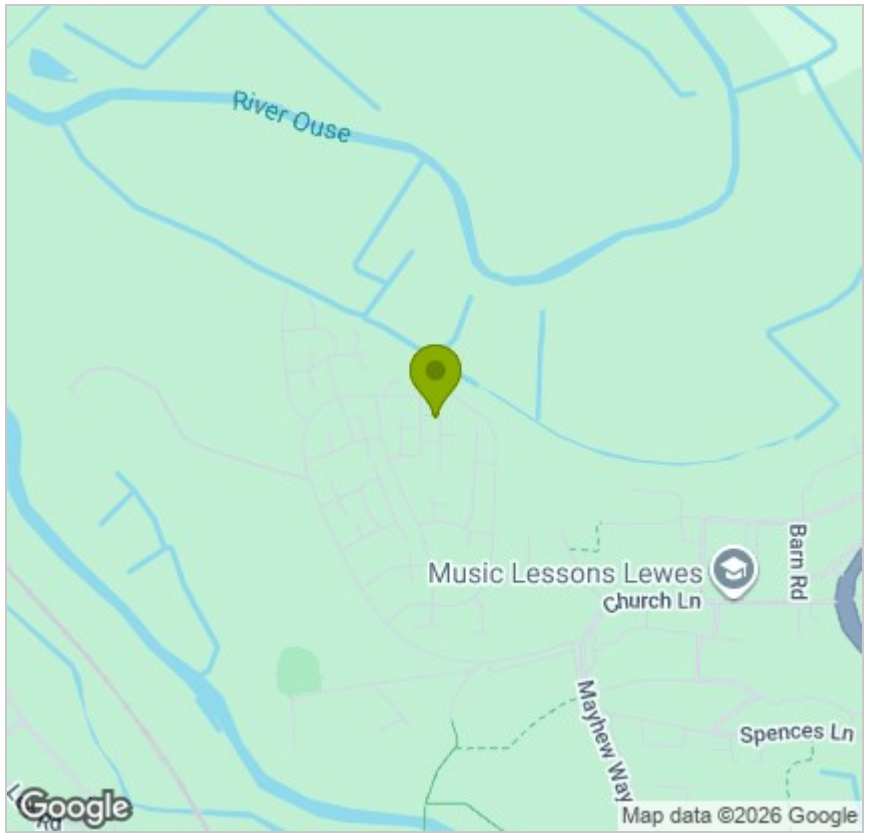
Council Tax Band C - £2,449.93 Per Annum

Floor Plan

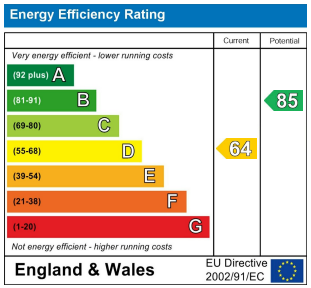


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Area Map



Energy Efficiency Graph



Viewing

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if you wish to arrange a viewing appointment for this property or require further information.

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