

MANSELL McTAGGART
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3 Hamfield Drive, Hassocks, BN6 9ZW

£525,000







3 Hamfield Drive

Hassocks,

A four bedroom semi-detached town house style house on the Saxon Mills development which is in close proximity to the mainline train station, with the vendors suited with an onward purchase which has no onward chain.

Front:
A small front garden with path leading to uPVC double glazed front door into;

Hallway:
Laid with laminate wood flooring with doors to all rooms and stairs to first floor

Kitchen/breakfast room
Amtico flooring, a number of eye and base level white gloss units with stainless steel handles with laminate wood countertops fitted with a range of appliances including; integrated fridge/freezer, chest-high Electrolux oven, integrated Electrolux washing machine, integrated Bosch dishwasher, 4 ring gas hob with extractor hood overhead and a 1 ½ bowl stainless steel sink with draining board. Space for a breakfast bar and bay window to the front of uPVC double glazed windows.

Living/dining room
Laminate wood flooring with distinct areas for living and dining spaces, access to understairs cupboard. A large, bright room due to the extended area for dining space with uPVC double glazed French doors with windows surrounding and two additional uPVC double glazed Velux windows.

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Bedroom two: A good size double bedroom, currently used as office room but is spacious enough for a double bed and freestanding storage with a uPVC double glazed window to front

Bedroom three: Another good size double bedroom

Bedroom four: A single bedroom fitted with a loft style single bed with a uPVC double glazed window to rear garden.

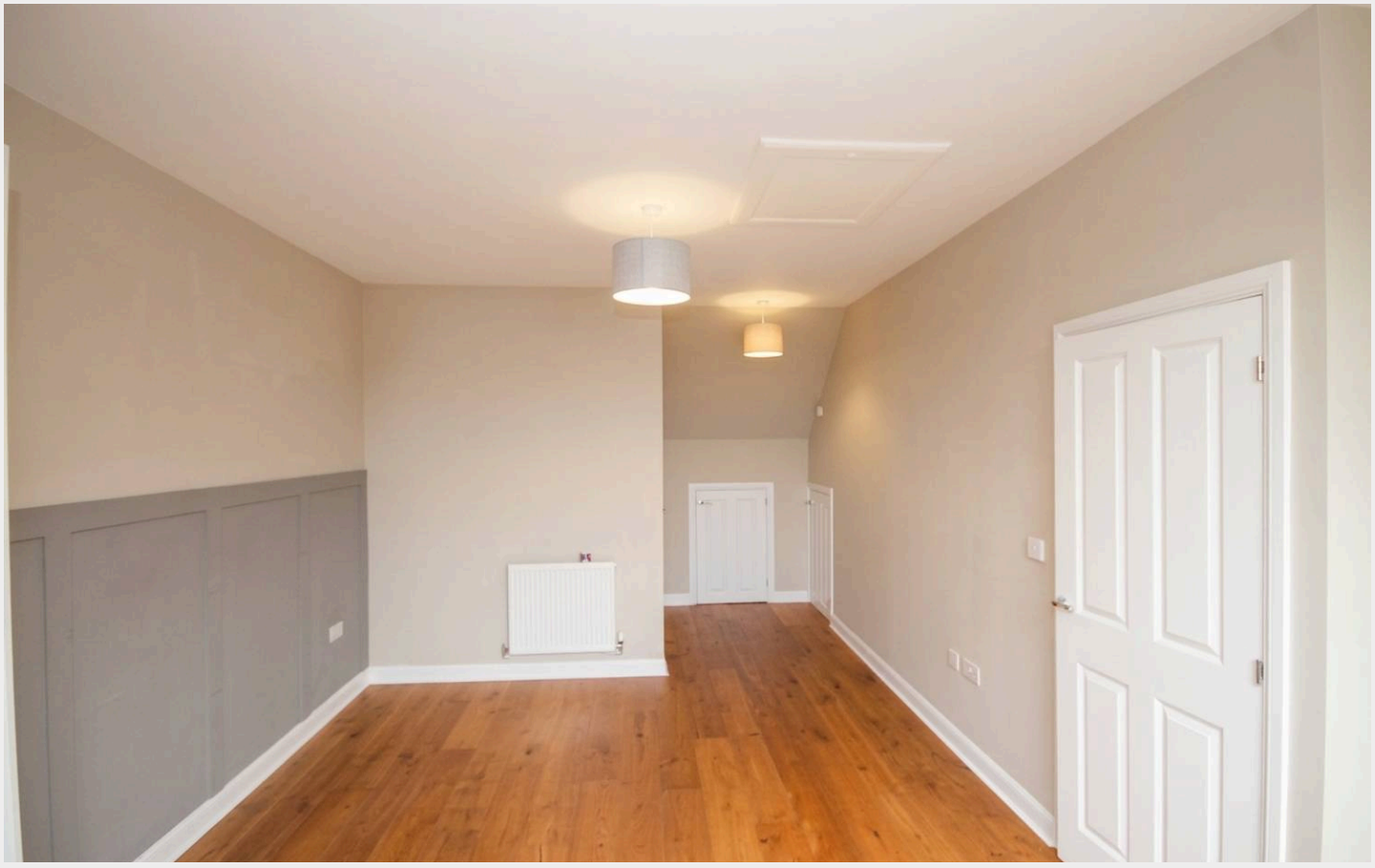
Family bathroom:

Second floor: Carpeted stairs lead to the second floor main bedroom and ensuite, laid with carpet, which is a large principle bedroom consisting of two rows of fitted wardrobes, two fitted eaves cupboards, uPVC double glazed Velux windows with fitted blinds and loft hatch.

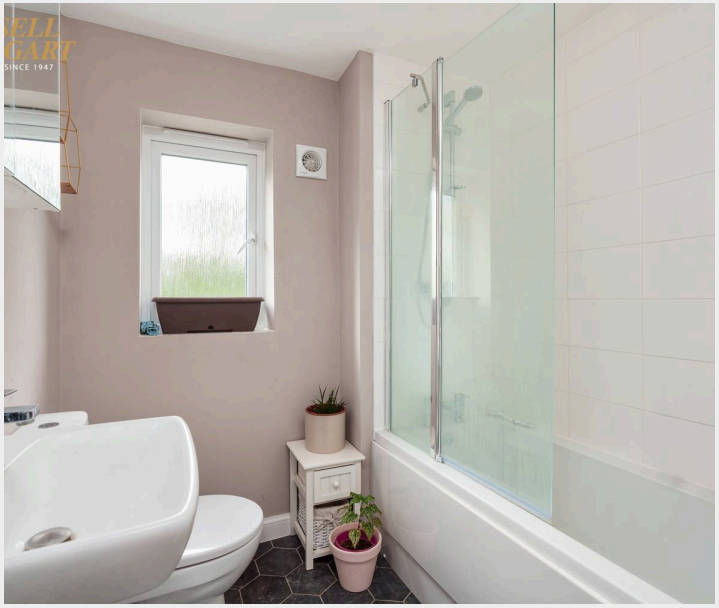
Rear garden
Patio doors from living/dining room lead to patio garden for outside seating and dining with steps down to an area of lawn. There is a side gate to access the front/driveway and a side door leading into the single garage.

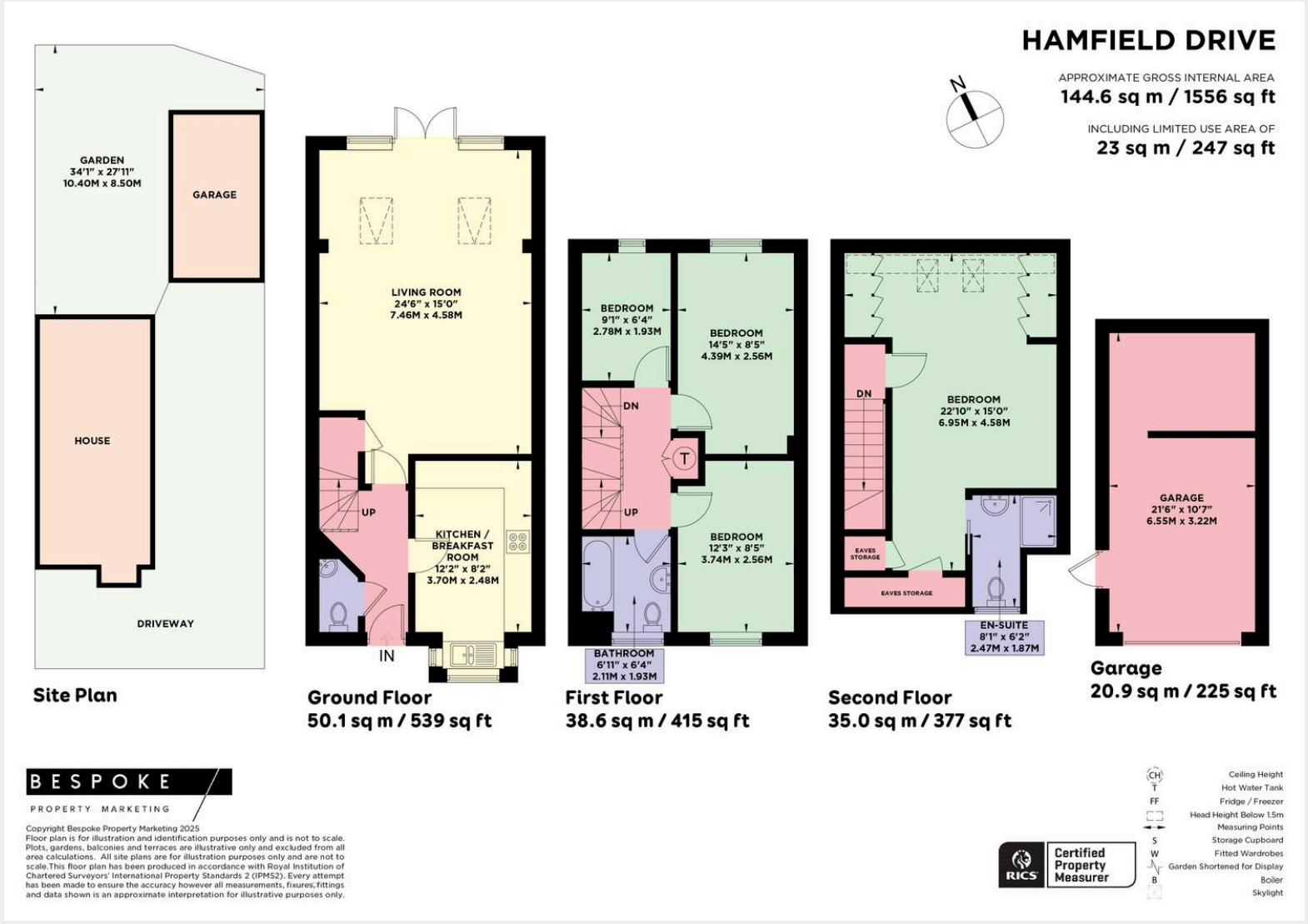
Garage and driveway
Single garage and driveway allowing parking for 2-3 cars.

***Agents note**: Council Tax: E. There is a newly fitted Air Source Heat Pump for heating and hot water and the remainder of NHBC guarantee. Annual service charge of approx. £250 per annum.*









Mansell McTaggart Hassocks

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