



158 Roderick Avenue, Peacehaven, BN10 8BX
£450,000

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158 Roderick Avenue

Peacehaven

Situated in a highly sought-after central location, this spacious three-bedroom detached bungalow presents an exceptional opportunity for those seeking convenient access to local amenities, including shops, schools, and regular bus services, with both the seafront and open countryside just half a mile away. Built approximately 30 years ago, the property offers a versatile layout and generous proportions throughout, making it ideal for family living or those wishing to downsize without compromising on space.

The welcoming entrance hall leads to a bright and airy living room, which benefits from a west-facing aspect, allowing natural light to flood the space during the afternoon and evening. Sliding patio doors then lead to a West facing conservatory that overlooks the rear garden. The modern fitted kitchen is well-appointed with ample storage, integrated appliances, and generous worktop space, making it perfect for preparing family meals or entertaining guests. Three well-proportioned bedrooms provide comfortable accommodation, with the principal bedroom enjoying the added luxury of an en-suite shower room for privacy and convenience, while the remaining bedrooms are served by a spacious family bathroom featuring contemporary fixtures. Each room offers flexibility for a variety of uses, whether as bedrooms, a home office, or additional reception space, depending on your needs.



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Outside, the property is situated on a good size plot with a large driveway with parking for multiple vehicles and also benefits from a detached garage. The rear garden is West facing and is a good size, mainly laid to lawn with established trees, shrubs and flowers.

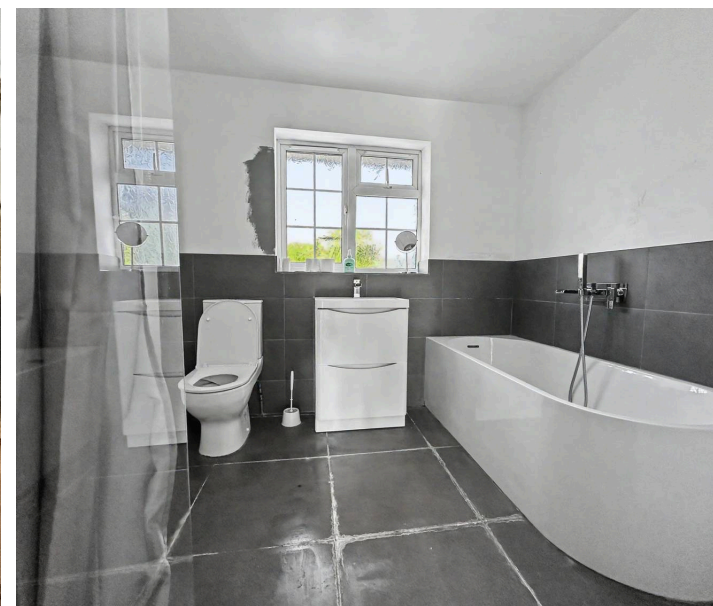
The property further benefits from gas central heating and double glazing for year-round comfort. While the bungalow is in need of redecoration, it offers a blank canvas for new owners to personalise and modernise to their own taste. With no onward chain, a swift and uncomplicated purchase is possible, making this property an attractive proposition for buyers looking to move quickly. This delightful bungalow combines the comfort of single-level living with the convenience of a central location, offering easy access to all the amenities and transport links that the area has to offer.

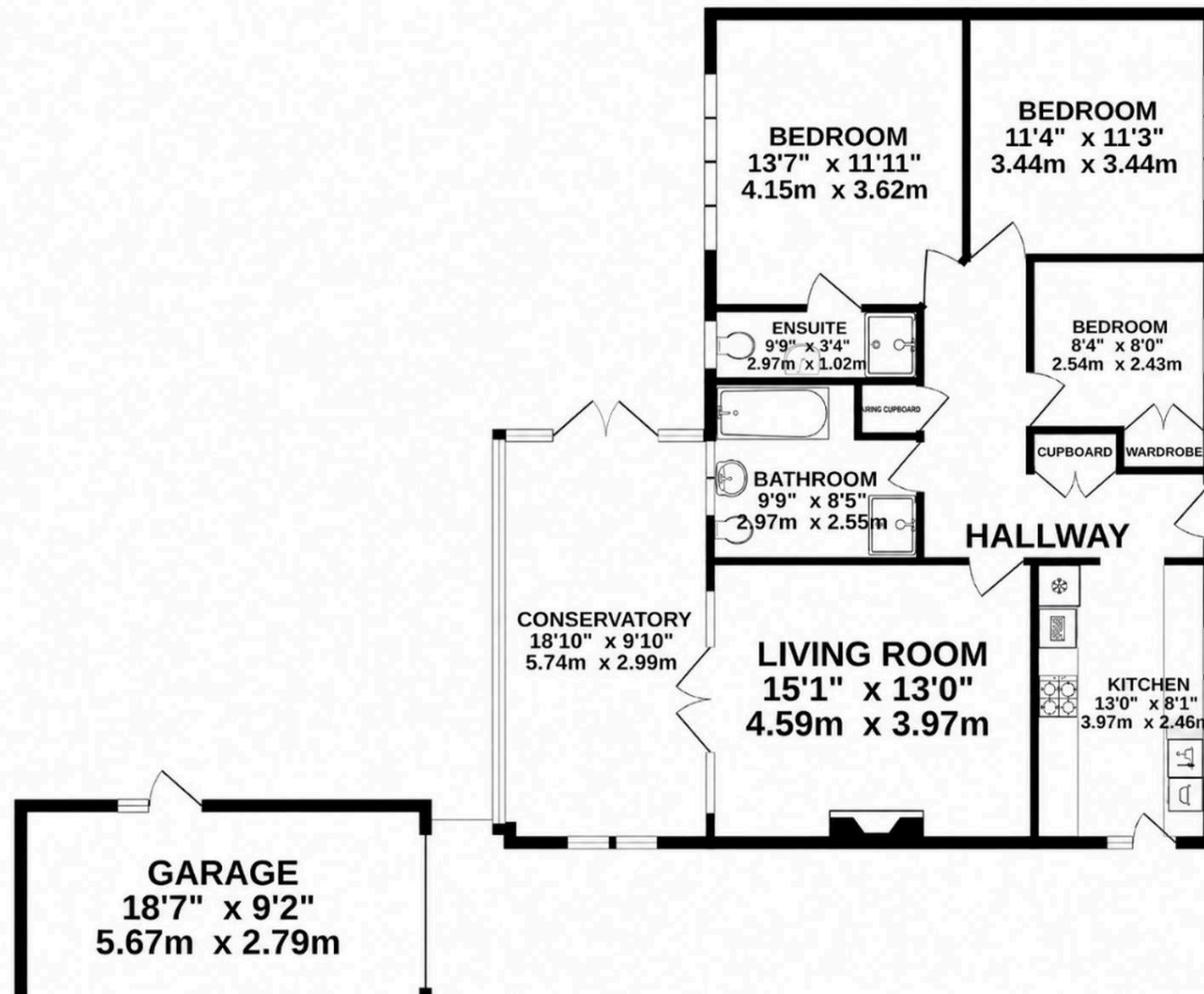
PLEASE NOTE: The property is a probate sale. The executor is aware of a potential leak under the bathroom. They have not investigated it as the property is vacant, but any purchaser would need to be aware and make their own investigations.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D





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