4
BED

A Spacious Victorian House - NO ONGOING CHAIN

31, Meeching Road, Newhaven, BN9 9RL





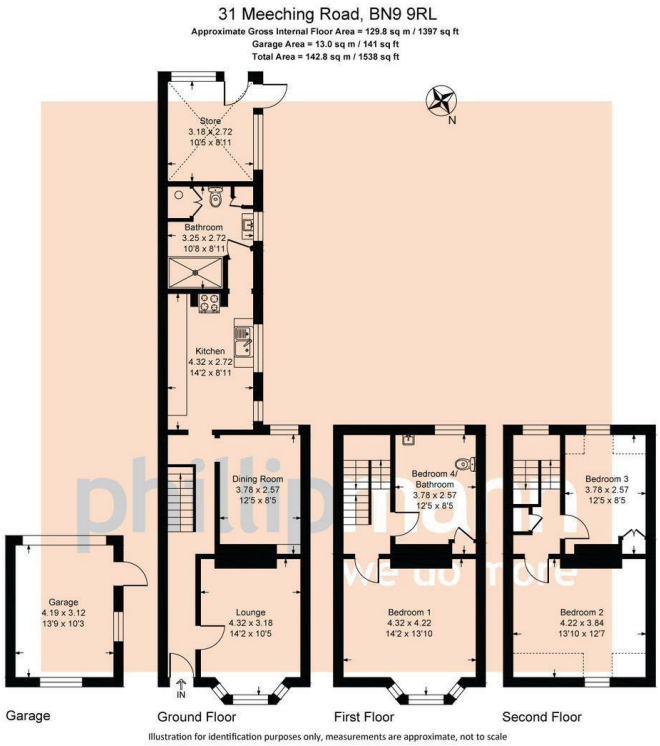


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inbrief...

Phillip Mann Estate Agents are delighted to offer for sale this spacious four-bedroom house, ideally situated in the popular Meeching Road, Newhaven. Arranged over three floors and offered with NO ONGOING CHAIN, this characterful home provides generous and versatile accommodation throughout.

A part-glazed entrance door opens into the welcoming entrance hall, featuring attractive wood flooring and access to the principal ground floor rooms. The lounge is a bright and spacious reception room, benefitting from wood flooring, a feature fireplace and a bay window overlooking the front of the property. To the rear is a separate dining room, offering an excellent space for entertaining and enjoying views over the garden.

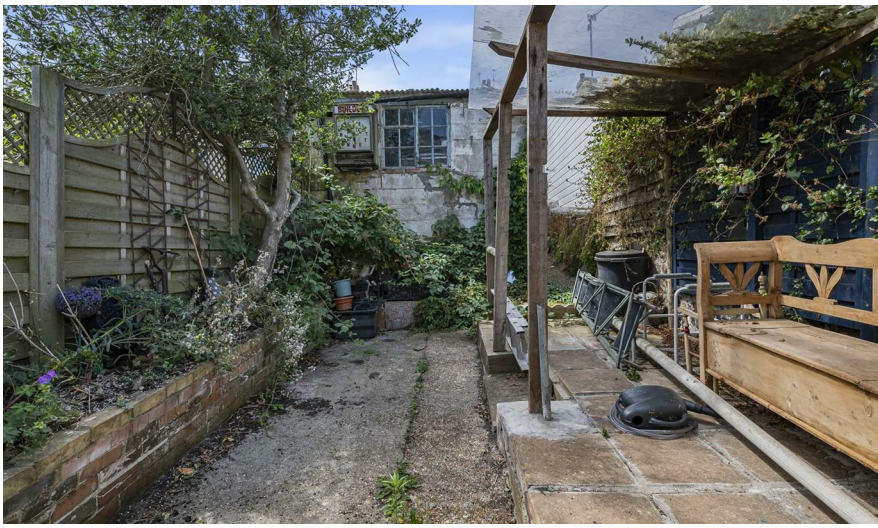
The kitchen is fitted with a range of wall and base units incorporating a selection of cupboards and drawers, a traditional butler sink, space for a range-style cooker, part-tiled walls and a window overlooking the side of the property. Completing the ground floor is a shower room with a large walk-in shower, wash hand basin and WC.

The first-floor landing features exposed wood flooring and provides access to two rooms. The principal bedroom is a generous double with exposed floorboards, a feature fireplace and a window to the front. The fourth bedroom is currently arranged as a bathroom, offering excellent flexibility and easily reinstated as a bedroom if required, with views over the rear garden.

On the second floor are two further well-proportioned bedrooms, with bedroom two overlooking the front and bedroom three enjoying views to the rear. The landing also provides access to the loft space.

Outside, a useful rear lean-to offers additional storage and access to the house storage area. The enclosed rear garden has been designed for low maintenance, being predominantly laid to patio with established flower beds. A gate provides rear pedestrian access, and the property further benefits from a single garage.





Energy Rating D

Council Tax Band C

moreinfo...

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