



23 Capel Avenue, Peacehaven, BN10 8NB
£335,000

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SalesandLettings



23 Capel Avenue

Peacehaven

Spacious 3-bed terraced house near Cliff Top Promenade. Features west lounge, kitchen/diner, conservatory, private garden, garage, and great transport links to Brighton and Eastbourne.

Situated on the highly desirable south side of the A259 South Coast Road, this spacious three-bedroom terraced house offers comfortable family living in a prime location. Residents will appreciate the close proximity to the picturesque Cliff Top Promenade, perfect for leisurely walks and enjoying coastal views, as well as the convenience of nearby local shops and regular bus services providing swift access to both Brighton City Centre and Eastbourne Town Centre. The property features a welcoming entrance hall leading to a generous west-facing lounge, which benefits from an abundance of natural light throughout the afternoon and evening. A good size kitchen and dining room offers ample workspace and storage, with plenty of room for a family dining table, making it ideal for both every-day meals and entertaining. The adjoining conservatory is a versatile space, perfect as a sunroom or playroom, and provides direct access to the rear garden. Upstairs, there are three well-proportioned bedrooms, each offering flexibility for use as sleeping quarters, a home office, or hobby spaces. Additional features include a shower room with WC, a separate cloakroom, and a garage. For more information or to view the property, contact Carruthers and Luck for expert sales and letting solutions through



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The outside space is designed for both relaxation and functionality. The front garden is offers a welcoming approach to the property. To the rear, a good size garden provides a private retreat, ideal for outdoor dining, children's play, or gardening enthusiasts.

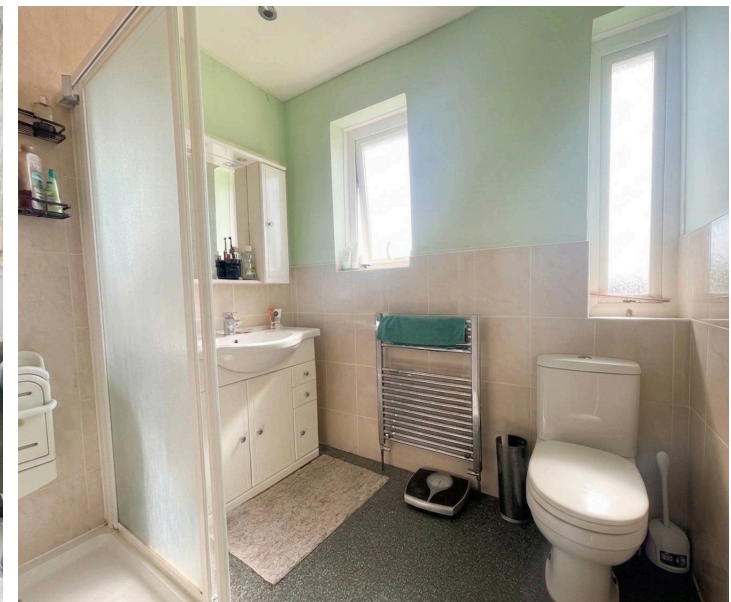
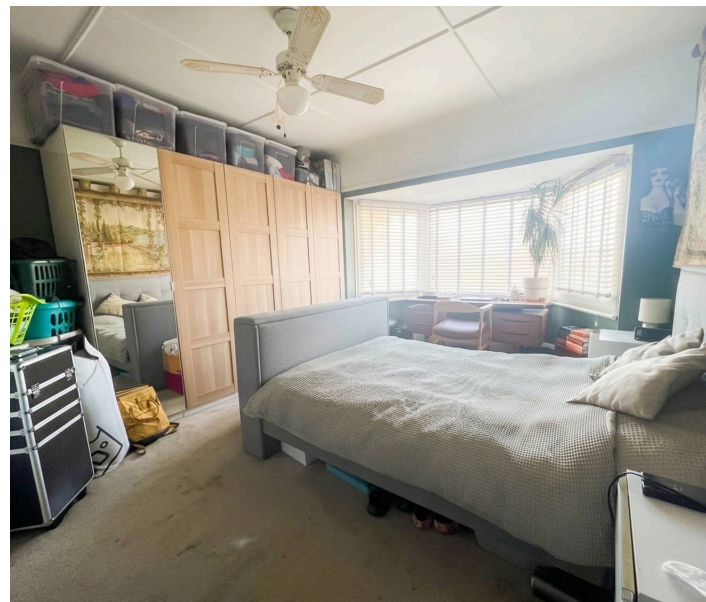
The garden is accessed via the conservatory and features a decked patio area for seating and entertaining, as well as a lawn bordered by established shrubs and fencing for added privacy. At the back of the property, a garage (located in a block) offers secure parking or additional storage, with further on-street parking available for residents and visitors.

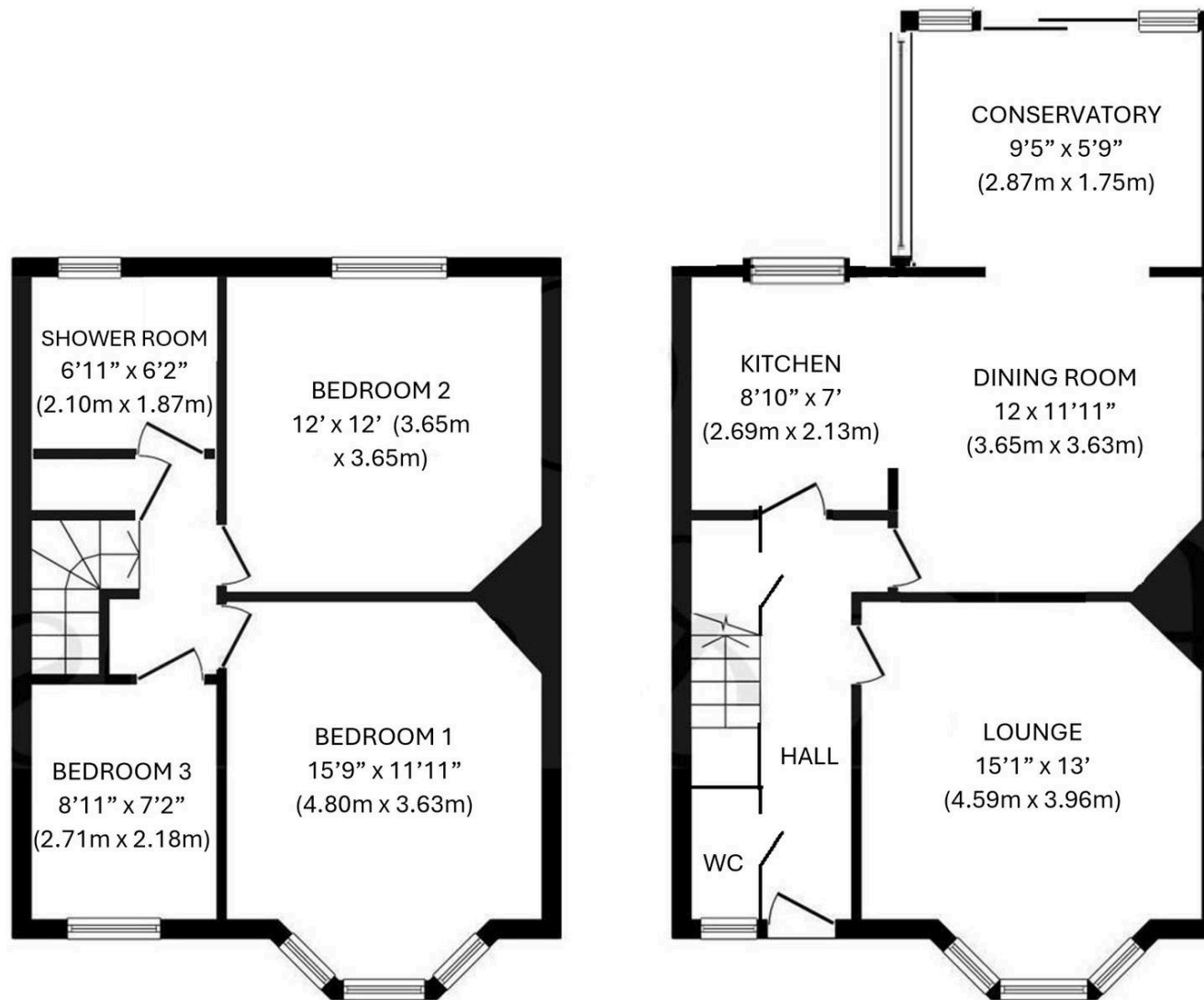
This home is in need of updating and presents an excellent opportunity for families or professionals seeking a well-located, spacious property with flexible living space and attractive outdoor areas.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D





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