



**Third Avenue, Newhaven BN9 9JA**

**welcome to**

## **Third Avenue, Newhaven**

Spacious 4-bedroom, 3-bathroom detached home on Third Avenue, Newhaven. Featuring three reception rooms, a modernised driveway with off-road parking, and a private garden. Close to schools, shops, seafront and transport links.





GROUND FLOOR  
1003 sq ft. (93.2 sq.m.) approx.



1ST FLOOR  
661 sq ft. (61.4 sq.m.) approx.

GARAGE  
167 sq ft. (15.5 sq.m.) approx.

**TOTAL FLOOR AREA: 1832 sq.ft. (170.2 sq.m.) approx.**  
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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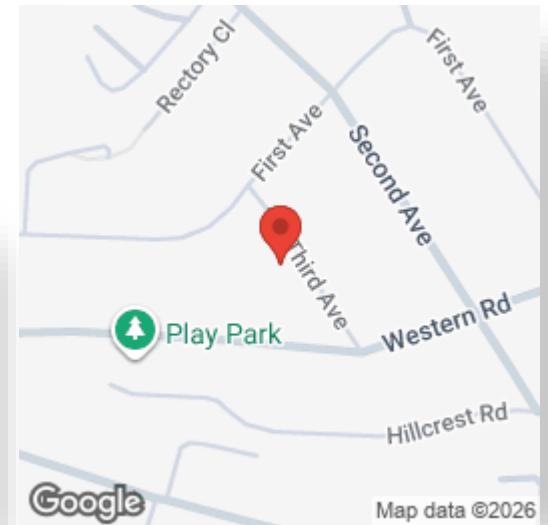
- DETACHED HOUSE
- FOUR BEDROOMS
- SOUGHT AFTER LOCATION
- CLOSE TO AMENITIES
- DRIVEWAY

Tenure: Freehold EPC Rating: E

Council Tax Band: E

offers over

**£500,000**



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Property Ref:  
SEA108886 - 0004



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