



98 Dean Court Road, Rottingdean, BN2 7DJ
£750,000

CarruthersandLuck
SalesandLettings



98 Dean Court Road

Rottingdean

A very spacious detached 3-bedroom detached bungalow located on an extremely sought-after road, offering a tranquil setting backing onto open fields. Situated close to open countryside and the historic village of Rottingdean with its varied shops, cafes, pubs and restaurants. The seafront with beach access offers lovely walks through to Brighton. A fantastic bus service provides easy and frequent access to Brighton City Centre.

Upon entering the property, you are greeted by a bright and spacious entrance hall with a hatch to a large roof space. The good size lounge seamlessly flows into a charming conservatory which overlooks the rear garden and fields beyond. The large kitchen is fitted with a range of units and has a door to the rear garden. There is a door from the kitchen into the integral garage.

The property boasts a well-appointed bathroom along with an en-suite shower room to the main bedroom. All 3 bedrooms are good double rooms.

98 Dean Court Road

Rottingdean

Furthermore, this bungalow features an integral garage, providing secure parking or extra storage space. The wide frontage with a block paved driveway offers ample parking for multiple vehicles, ensuring convenience for homeowners and guests alike.

The rear garden is a particular feature of the property being west facing and backing onto an open field. The garden has been well maintained, is mainly laid to lawn and has established plants and shrubs. There is also an attractive curved block paved patio area.

Properties, particularly bungalows, are few and far between in this location which is considered to be one of the best roads in Rottingdean.

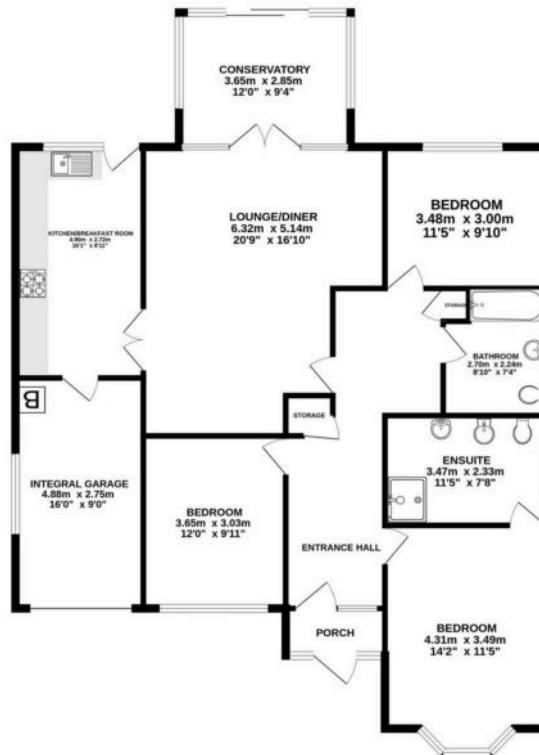
Council Tax band: F

Tenure: Freehold

EPC: D



GROUND FLOOR
133.1 sq.m. (1432 sq.ft.) approx.



98 DEANS COURT ROAD ROTTINGDEAN BRIGHTON

TOTAL FLOOR AREA : 133.1 sq.m. (1432 sq.ft.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows and rooms are approximate and not to scale. We accept no responsibility 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 have not been tested and no guarantee as to their operating efficiency can be given.
Made with Metrisix ©2025

Carruthers and Luck Sales and Lettings

Carruthers & Luck, 233A South Coast Road – BN10 8LD

01273 585001

sales@carruthersandluck.co.uk

www.carruthersandluck.co.uk

These particulars are prepared diligently and all reasonable steps are taken to ensure their accuracy. Neither the company or a seller will however be under any liability to any purchaser or prospective purchaser in respect of them. The description, Dimensions and all other information is believed to be correct, but their accuracy is no way guaranteed. The services have not been tested. Any floor plans shown are for identification purposes only and are not to scale. Directors: Paul Carruthers Stephen Luck