5 CLINTON LANE, SEAFORD, BN25 1NS

£249,950

Available with no onward chain, this charming two bedroom mid-terrace house consists of a lounge / dining room, kitchen, two bedrooms and a family bathroom.

Located approximately 150 yards from Seaford railway station and bus routes operating along the A259 between Brighton and Eastbourne. Seaford town centre with its variety of shops, restaurants, coffee shops and bars along with the Salts recreation ground and the esplanade are also all within a quarter of a mile.

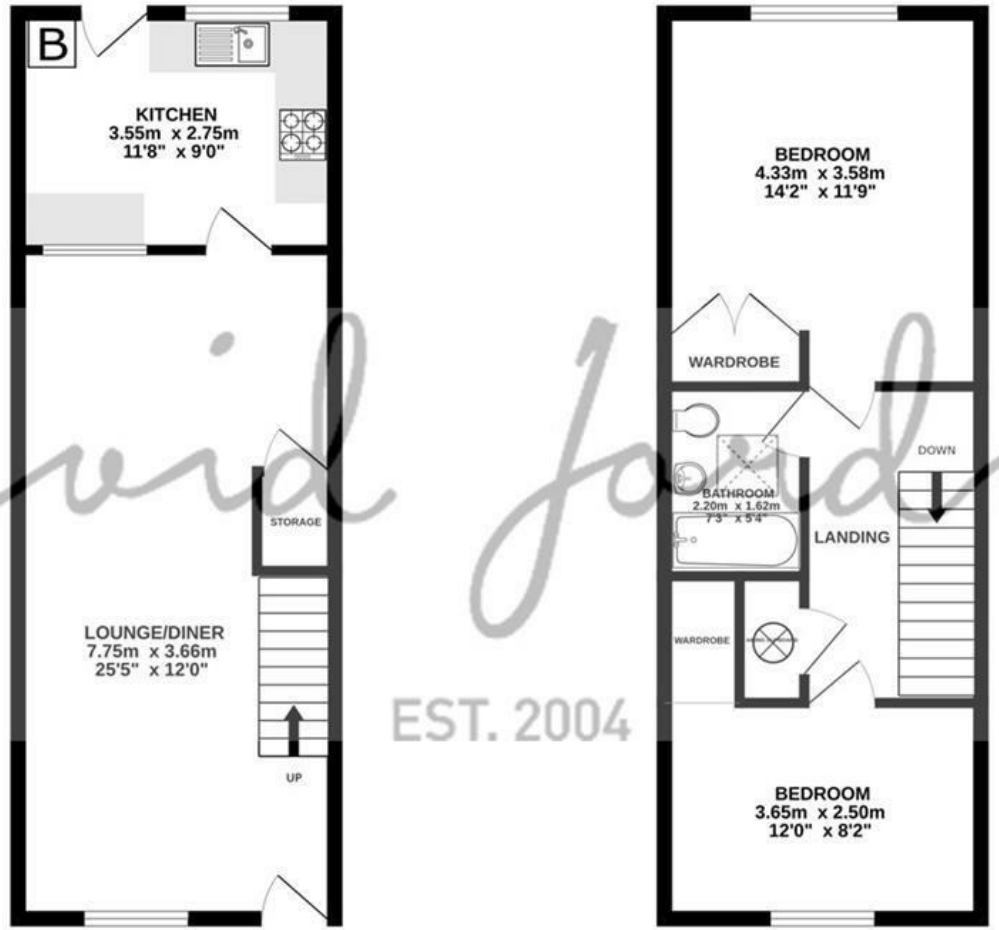
Further benefits include gas fired central heating with Valliant boiler and uPVC double glazing.

Internal inspection advised.

- NO ONWARD CHAIN AND VACANT POSSESSION
- TWO BEDROOM MID-TERRACE HOUSE
- LOUNGE / DINING ROOM
- KITCHEN / BREAKFAST ROOM
- BATHROOM
- LOCATED APPROXIMATELY 150 YARDS FROM SEAFORD RAILWAY STATION AND BUS ROUTES OPERATING ALONG THE A259 BETWEEN BRIGHTON AND EASTBOURNE
- WITHIN A QUARTER OF A MILE FROM ESPLANADE AND SALTS RECREATION GROUND
- GAS FIRED CENTRAL HEATING AND DOUBLE GLAZING

GROUND FLOOR
38.5 sq.m. (415 sq.ft.) approx.

1ST FLOOR
38.5 sq.m. (415 sq.ft.) approx.



David Jordan
EST. 2004

5 CLINTON LANE SEAFORD

TOTAL FLOOR AREA : 77.1 sq.m. (830 sq.ft.) 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.
Made with Metropix ©2025

COUNCIL TAX BAND

Local Authority: Lewes District Council

Council Tax Band: C

ENERGY PERFORMANCE CERTIFICATES (EPC)

Energy Efficiency Rating: D

DISCLAIMER

Money Laundering Regulations 2017: Intending purchasers will be asked to produce identification documentation upon acceptance of any offer. We would ask for your cooperation in producing such in order that there will not be a delay in agreeing the sale.

General: Whilst we endeavour to make our sales particulars fair, accurate and reliable they are only a general guide to the property and accordingly if there is any point which is of particular importance to you please contact the office and we will be pleased to check the position for you. Buyers must check the availability of any property and make an appointment to view, before embarking on any journey to see a property. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation.

Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built in furniture.

Services: Please note we have not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. These particulars are issued in good faith but do not constitute representationsof fact or form part of any offer or contract.

01323 898414
sales@davidjordan.co.uk
davidjordan.co.uk

David Jordan
EST. 2004