3 CORSICA CLOSE, SEAFORD, BN25 1BL

£775,000

A spacious detached family home situated in this popular position close to Seaford Head golf course and within short walking distance of the delightful seafront promenade and beach. The town centre, with its wide range of shopping amenities and railway station, is under a mile distant.

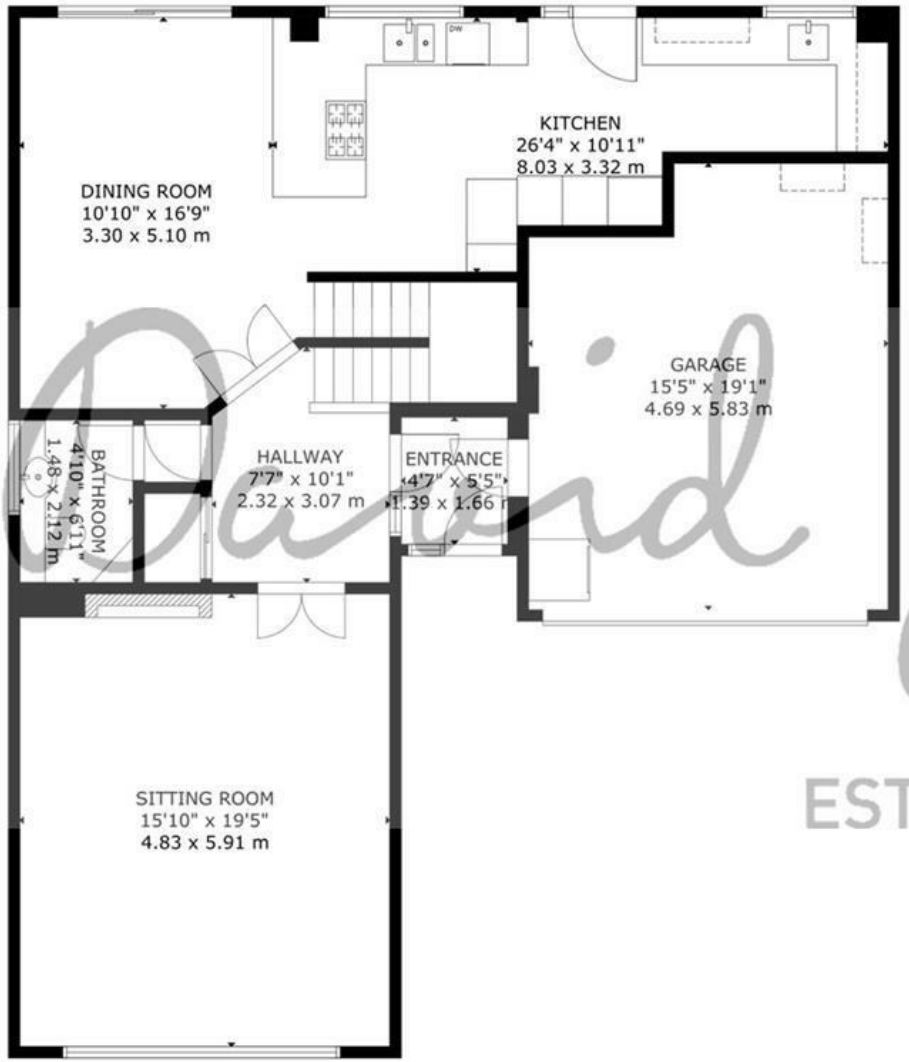
On the ground floor the property consists of a sitting room with modern log burning stove, open plan kitchen/dining room and cloakroom.

On the first floor are four bedrooms, family bathroom, en-suite shower room and balcony.

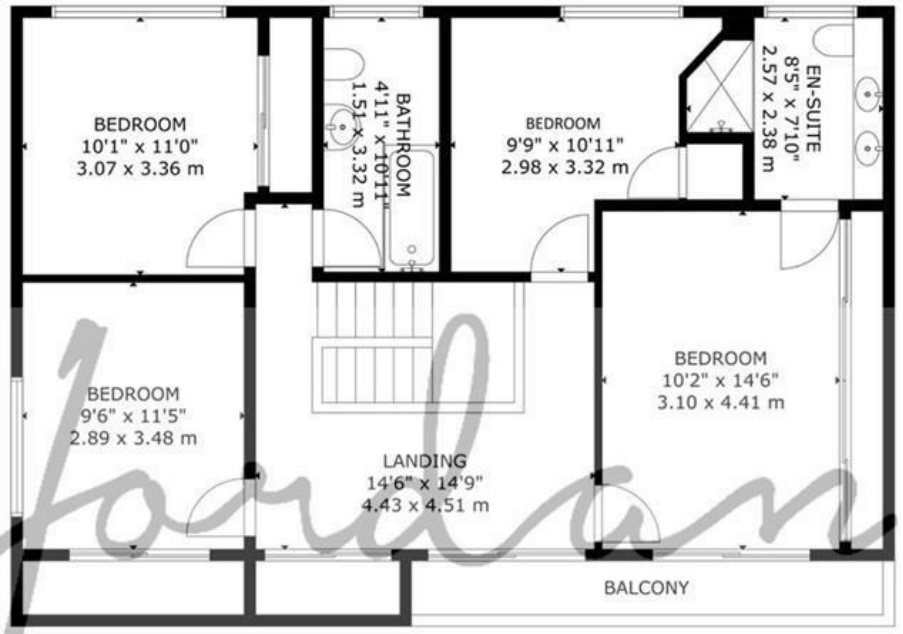
The property has the benefit of an attractive landscaped rear garden with timber summer house, brick paved off road parking for several vehicles and integral double garage.

Further benefits include gas central heating and double glazing.

- FOUR BEDROOM DETACHED HOUSE
- OFF ROAD PARKING AND GARAGE
- OPEN PLAN KITCHEN AND DINING ROOM
- SITTING ROOM WITH MODERN LOG BURNING STOVE
- CLOAKROOM, EN-SUITE SHOWER ROOM AND FAMILY BATHROOM
- DOUBLE GLAZED AND GAS CENTRAL HEATING
- LOCATED WITHIN A MILE OF SEAFORD TOWN CENTRE AND RAILWAY STATION
- SEAFORD HEAD SCHOOL, ESPLANADE AND SEAFORD HEAD GOLF COURSE ARE ALL WITHIN HALF A MILE
- BALCONY TO THE FRONT



FLOOR 1



FLOOR 2

David Jordan
EST. 2004

GROSS INTERNAL AREA
TOTAL: 1814 sq.ft
FLOOR 1: 930 sq.ft, FLOOR 2: 884 sq.ft
EXCLUDED AREAS: GARAGE: 275 sq.ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

COUNCIL TAX BAND

Local Authority: Lewes District Council

Council Tax Band: F

ENERGY PERFORMANCE CERTIFICATES (EPC)

Energy Efficiency Rating: C

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.

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