

SINNOTT GREEN

Sales & Lettings



North Lane, Portslade, East Sussex BN41 2HF
£350,000 Freehold



- Semi Detached Chalet Bungalow
- Three Bedrooms
- Extended Kitchen & Lounge
- West Aspect Garden
- Updating Required
- Garage
- Chain Free

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D		
(39-54) E	50	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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A extended three bedroom semi detached chalet bungalow located on the fringes of Portslade Village close to local shops and bus routes at Valley Road. Features include secluded west aspect rear garden, garage, extended lounge & kitchen, scope for improvement and updating. Chain Free.

Entrance Hall

Approached via double glazed front door, radiator, staircase to first floor, doors to:

Extended Lounge

Double glazed window over looking rear garden, radiator, tiled fireplace.

Extended Kitchen

Double aspect double glazed windows, fitted wall & base units with matching drawers, space for table, working surfaces, inset stainless steel sink unit and drainer, airing cupboard housing hot water cylinder with adjacent Potterton gas boiler, part tiled walls, space and plumbing for washing machine, space and gas point for cooker, double glazed door to rear garden.

Sep WC

Double glazed window with patterned glass, radiator, low level WC.

Bathroom

Double glazed window with patterned glass, radiator, part tiled walls, bathroom cabinet, wall mounted wash hand basin, panel enclosed bath with thermostatic mixer shower over.

Bedroom One

Double glazed window, radiator, built in double wardrobe cupboard,

Bedroom Two

Double glazed window, radiator, under stairs storage cupboard,

First Floor Landing

Eves storage cupboards, door to:

Bedroom Three/Loft Room

Upvc double glazed window, eves storage cupboards.

Outside

Rear Garden

Enjoying a secluded west aspect, mainly laid to lawn with flower beds and vegetable grow patch, garden shed and greenhouse.

Front Garden

Mainly laid to lawn bordered by flower beds and low level brick retaining wall.

Garage

Approached via shared drive with double wooden doors, additional side door to garden.



This floorplan is for representation purposes only as defined by the RICS code of measuring practice and should be used as such. Whilst every attempt has been made to ensure the accuracy is contained here, no responsibility is taken for any error, omission or mid-statement. Any figure provided is for guidance only and should not be used for valuation purposes. Produced by Casaphoto Ltd. For Sinnott Green