HOME + CASTLE
ESTATE AGENTS

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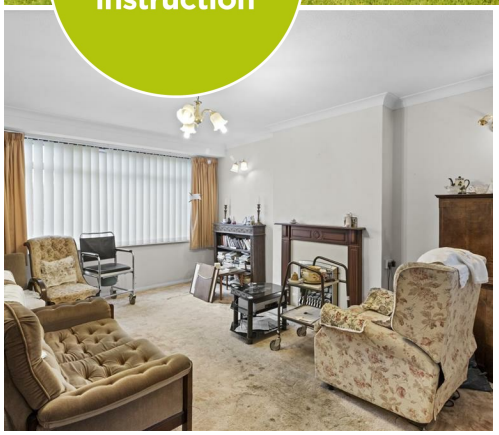
new instruction



St. Johns Drive, Pevensey, BN24 5HX

Freehold | Bungalow - Detached | 2 Bedrooms

OIEO £235,000 This detached bungalow is now in need of full refurbishment and offers a great opportunity to modernise to your own specification and style. It comes with a garage, large plot with gardens and two double bedrooms. It's perfectly positioned in the village of Westham, with train station, shops and amenities all within walking distance. Arrange your viewing to see what this property has to offer.

FOR SALE
FREEHOLD
£235,000

Location
The bungalow is situated on the pedestrianised walkway with parking being available behind the property. Westham is a historical village which is serviced by a train station and bus routes. Local amenities, shops and Pevensey Castle are all within walking distance. The village has a Primary school which currently has a 'Good' Oftsed rating and again, is within walking distance of the property. The HIgh Street has an array independent shops and cafes as well as the local church.

Approach
The bungalow comes with a large lawn area to the front and side return. A pathway leads to the front door.

Hallway
Entrance lobby with uPVC glazed door and further door into hallway. Two storage cupboards, one of which houses the boiler and hot water cylinder. Radiator, powerpoints, ceiling light and carpet.

Cloakroom
Toilet, half height wall tiling, window with obscured glass and ceiling light.

Bathroom 6'1" x 6'1" (1.86 x 1.86)
Fitted with bath that has a mixer tap and shower attachment. Pedestal basin, radiator, carpet, double glazed window with obscured glass, ceiling light and part tiled walls.

Bedroom One 13'11" x 11'8" (4.26 x 3.57)
Double glazed window overlooking rear garden. Range of fitted furniture, including wardrobes and dressing table. Carpet, ceiling, light, radiator and powerpoints.

Living Room 16'6" x 12'6" (5.05 x 3.82)
Large double glazed window to the front aspect, radiator, ceiling and wall lighting. Carpet, fireplace and powerpoints.

Kitchen 12'6" x 11'11" (3.82 x 3.65)
Fitted with a range of wall and floor units. Space for cooker, washing machine and fridge freezer. Built in larder cupboard, double glazed window overlooking rear garden, vinyl flooring and ceiling light.

Lean to conservatory
Glazed windows and door to garden.

Bedroom Two 11'3" x 11'1" (3.43 x 3.4)
Large double glazed window to the front aspect, carpet, radiator, ceiling light and powerpoints.

Rear Garden
The rear garden has an array of mature shrubs, lawn and patio area. There's also a gate allowing for access as well a door into the garage.

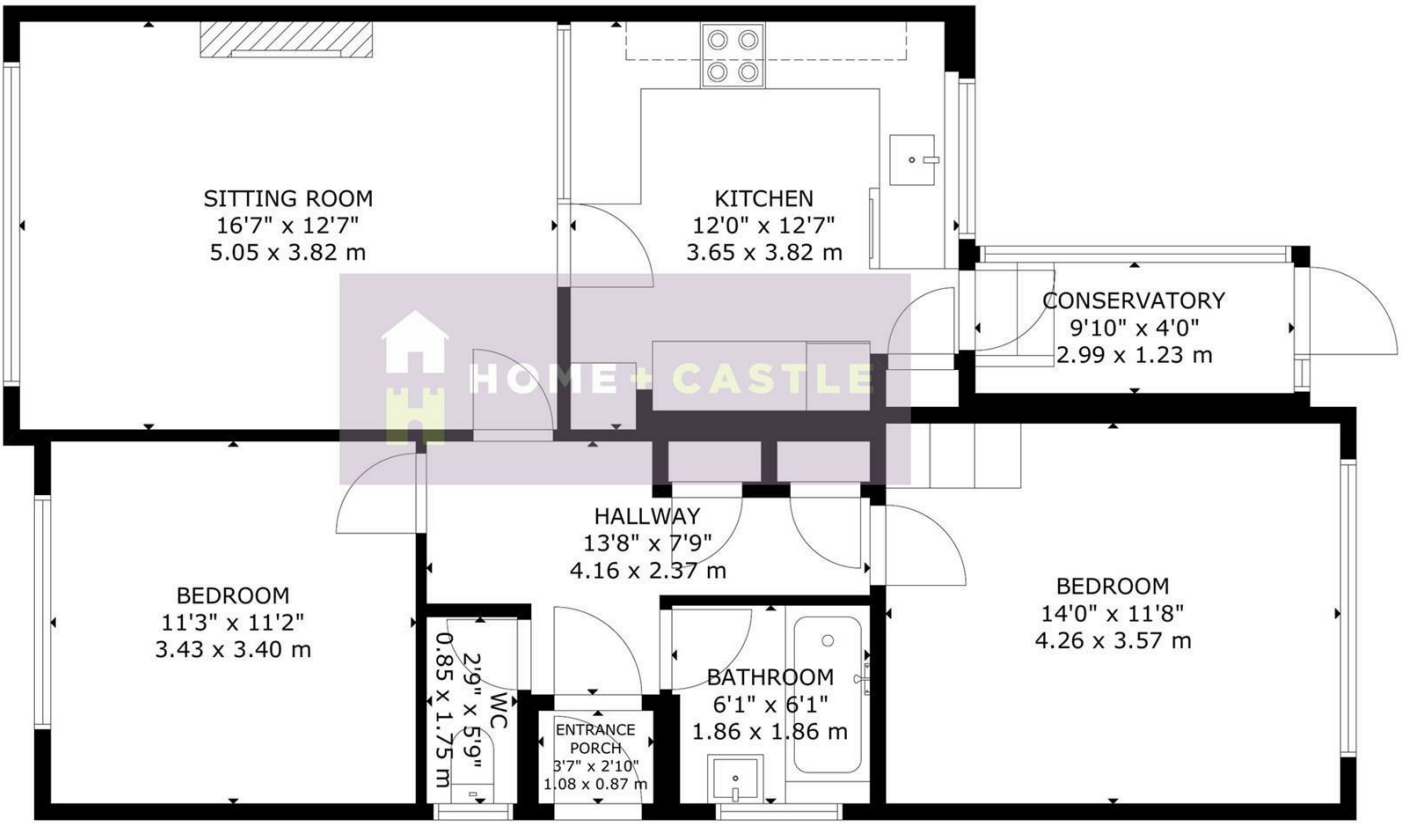
Garage
Up and over door and a separate personal door.

Additional Information
EPC rating: awaited

Council Tax Band: D

All dimensions supplied are approximate and to be used for guidance purposes only. They do not form part of any contract. No systems or appliances have been tested. Kitchen appliances shown on the floor plan are for illustration purposes only and are only included if integrated, built-in, or specifically stated.

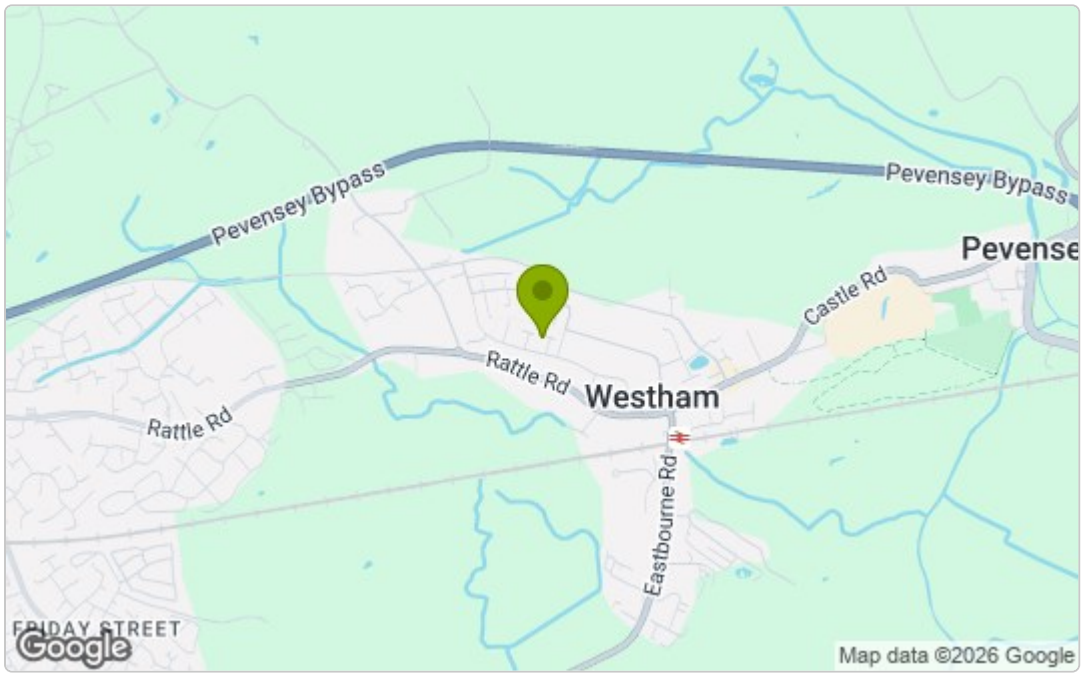
Floor Plan



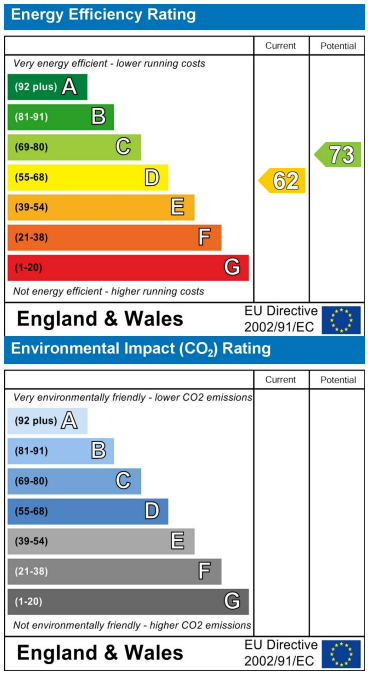
GROSS INTERNAL AREA
TOTAL: 81 m²/873 sq.ft
FLOOR 1: 81 m²/873 sq.ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

FLOOR 1

Area Map



Energy Efficiency Graph



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