



3 bedroom Detached | £1,100 per month

Victoria Road, Hailsham, East Sussex, BN27 2AY

Foresters

3 bedroom Detached

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Description

Well presented three bedroom detached property of character. Conveniently situated within walking distance of the cuckoo trail and Hailsham town centre with its range of shops and amenities. consists fitted kitchen, breakfast room, living room, three double bedrooms, two bathrooms. Off road parking with electric gated entrance and open cart lodge. Available January 2020 for a long let, pets under negotiation.

Ground Floor

Front door to: -

Entrance hall -

Sitting room - 15' 7" x 11' 10" (4.75m x 3.62m) approx. Attractive open Fire, cupboard housing fuse board, fitted carpets

Breakfast Room - 12' 2" x 10' 9" (3.71m x 3.28m) approx Alcove, cupboard, fitted carpets, open to:

Galley Kitchen - 16' 11" x 4' 9" (5.17m x 1.45m) approx. Range of wall & base units with ample working surfaces. Electric oven, gas hob, extractor fan, under stairs cupboard, sink, plumbing for dishwasher & washing machine.

Downstairs bedroom - 14' 11" x 9' 1" (4.56m x 2.78m) approx. Loft storage, stable side door to patio and parking.

En suite - Shower cubicle, WC, basin, extractor fan, obscured window.

First Floor

Stairs to Landing - Loft access, fitted carpets

Family bathroom - Heated towel radiator, panelled bath with overhead shower. wash basin, WC, obscured window.

Master Bed - 15' 4" x 11' 11" (4.69m x 3.64m) approx. Double Aspect, fitted carpets.

Bedroom - 11' 10" x 9' 6" (3.62m x 2.92m) approx. Cupboard housing boiler, fitted wardrobe, carpets.

Exterior

Outside: - Electrically operated gated entrance with ample parking, cart lodge, patio area.

Agents note: - Directions: Head south through Hailsham high street and at the roundabout, take the 3rd exit and stay on George St. Turn left onto Victoria Rd and the property will eventually be seen on the right hand side.



Please note that these details have been prepared as a general guide and do not form part of a contract. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and should not be relied upon. Any verbal statements or information given about this property, again, should not be relied on and should not form part of a contract or agreement to purchase.



Location

In a good residential area within walking distance of the Cuckoo trail and the town centre with its range of shops & amenities to include supermarkets, cinema and leisure centre. The south coast at Eastbourne is about 10 miles and the nearest main line stations are at Polegate and Bexhill both about 15 mins by car. The property is on a bus route and is within walking distance of the local

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property. F656