



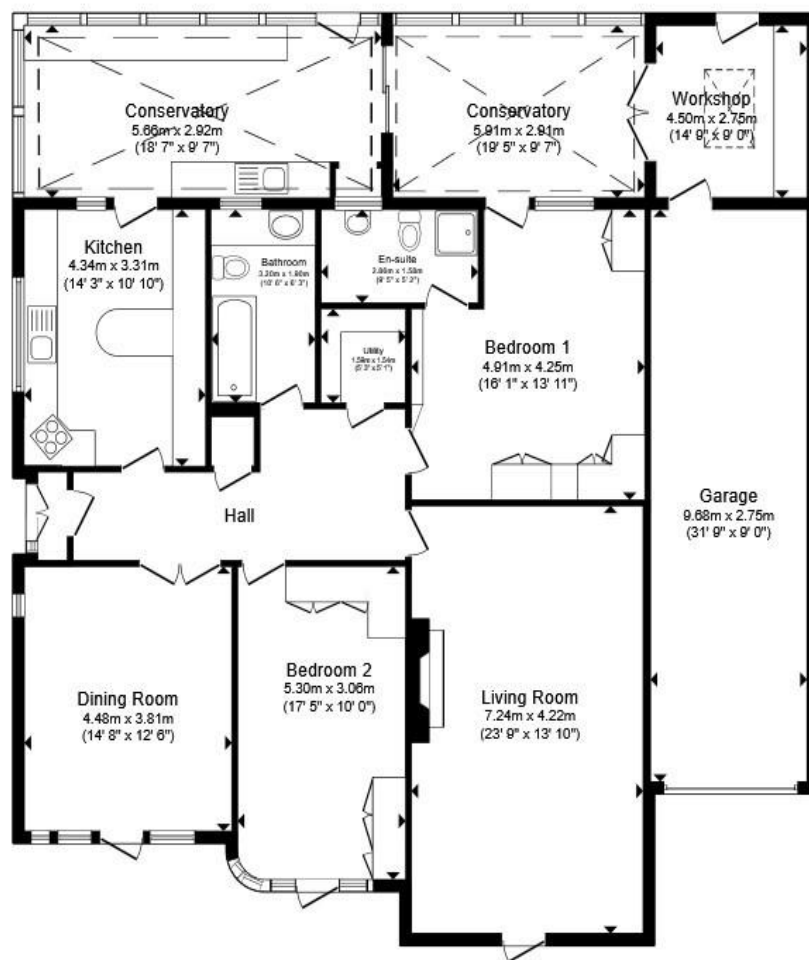
The Esplanade, Telscombe Cliffs Peacehaven BN10 7EY

welcome to

The Esplanade, Telscombe Cliffs Peacehaven

CHAIN FREE cliff-top three bedroom bungalow offering PANORAMIC SEA VIEWS, spacious living areas, conservatory, garage & solar panels. The property boasts generous front AND rear gardens, all just moments from the coastline. This standout home delivers a peaceful retreat, in a prime location.





Total floor area 200.0 m² (2,153 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Entrance Hall

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.

Kitchen

14' 3" x 10' 10" (4.34m x 3.30m)

Living Room

23' 9" x 13' 10" (7.24m x 4.22m)

Conservatory

18' 7" x 19' 5" (5.66m x 5.92m)

Conservatory

19' 5" x 9' 7" (5.92m x 2.92m)

Agent Note

Dining Room/Bedroom Three

14' 8" x 12' 6" (4.47m x 3.81m)

Utility

5' 3" x 5' 1" (1.60m x 1.55m)

Family Bathroom

10' 6" x 6' 3" (3.20m x 1.91m)

Bedroom One

16' 1" x 13' 11" (4.90m x 4.24m)

En-Suite

9' 5" x 5' 2" (2.87m x 1.57m)

Bedroom Two

17' 5" x 10' (5.31m x 3.05m)

Garage

31' 9" x 13' 10" (9.68m x 4.22m)

Workshop

14' 9" x 9' (4.50m x 2.74m)

welcome to

The Esplanade, Telscombe Cliffs Peacehaven

- Three Bedroom Detached Bungalow
- Prime Cliff-Top Position
- CHAIN FREE
- Spacious Accommodation & Conservatory
- Solar Panels

Tenure: Freehold EPC Rating: A
Council Tax Band: E

£650,000



Please note the marker reflects the
postcode not the actual property

view this property online fox-and-sons.co.uk/Property/PEA107835



Property Ref:
PEA107835 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


fox & sons



01273 587222



Peacehaven@fox-and-sons.co.uk



233 South Coast Road, PEACEHAVEN, East
Sussex, BN10 8LD



fox-and-sons.co.uk