



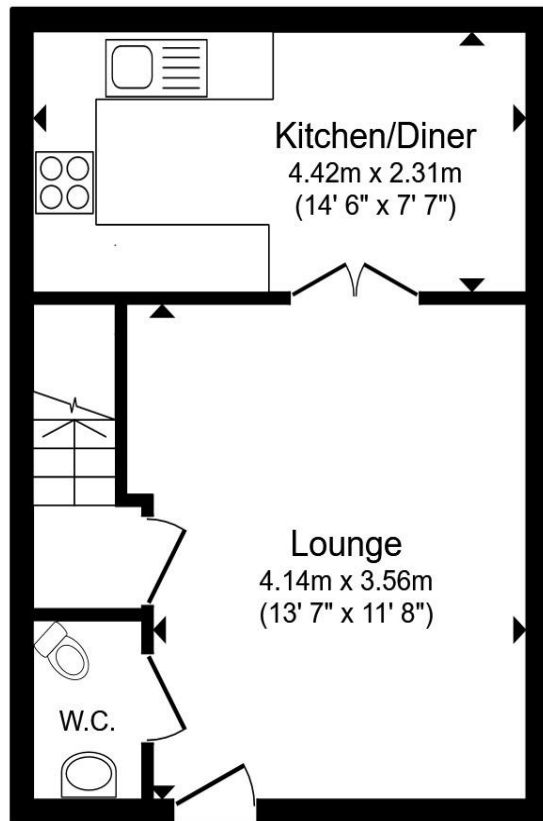
Glessing Road, Stone Cross Pevensey BN24 5FD

welcome to

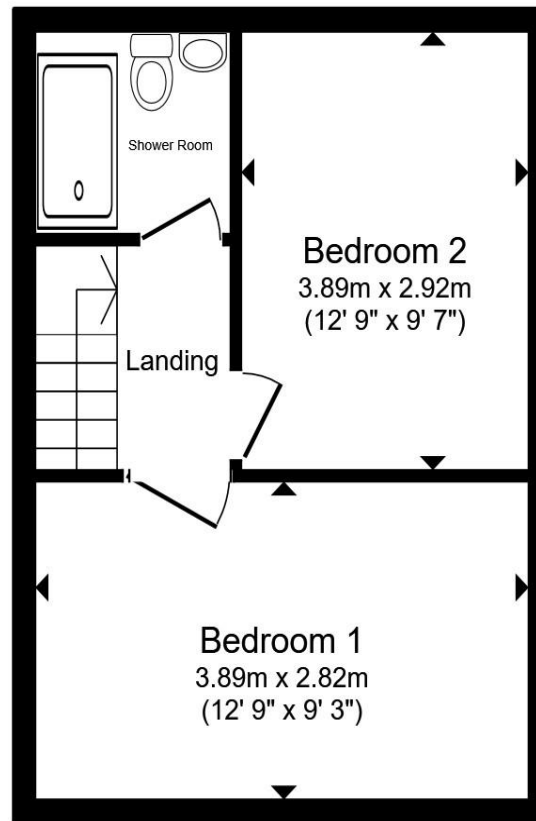
Glessing Road, Stone Cross Pevensey

GUIDE PRICE £280,000 - £300,000*** Fox & Sons are delighted to present this well-proportioned two bedroom semi detached home, ideally situated within the highly sought after Foxes Hollow development in Stone Cross.





Ground Floor



First Floor

Lounge

13' 7" x 11' 8" (4.14m x 3.56m)

Kitchen/Dining Room

14' 6" x 7' 7" (4.42m x 2.31m)

Downstairs W/C

Stairs To First Floor Landing

Bedroom One

12' 9" x 9' 3" (3.89m x 2.82m)

Bedroom Two

12' 9" x 9' 7" (3.89m x 2.92m)

Shower Room

Rear Garden

Agent's Note

Total floor area 63.9 m² (688 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

welcome to

Glessing Road, Stone Cross Pevensey

- POPULAR FOXES HOLLOW AREA
- TWO DOUBLE BEDROOMS
- SPACIOUS AND BRIGHT THROUGHOUT
- DOWNSTAIRS W/C
- WELL MAINTAINED REAR GARDEN WITH SPACE FOR SEATING

Tenure: Freehold EPC Rating: C
Council Tax Band: C

£280,000 - £300,000



view this property online fox-and-sons.co.uk/Property/LGL112137



Property Ref:
LGL112137 - 0005

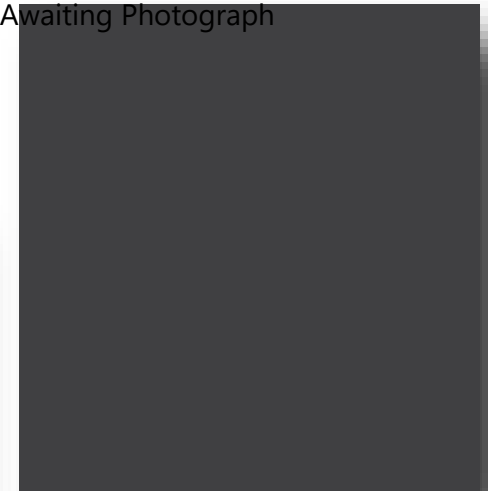
1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements 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.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Awaiting Photograph



Please note the marker reflects the postcode not the actual property


fox & sons



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