



## Price Guide

£350,000 - £375,000

16 Linnet Lane, Hailsham, East Sussex BN27 1GB

🏠 3 Bedroom 🚿 2 Bathroom 📺 1 Reception



# Crane & Co

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Freehold

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Room Sizes

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An immaculately presented three bedroom semi-detached home! Arranged over two floors and offering stylish, versatile living, its ideally suited to modern family life. A bright and homely living room welcomes you, perfect for relaxing or entertaining, while the well fitted kitchen/breakfast room provides a practical space for everyday life and dining. A convenient ground floor W/C completes the downstairs accommodation. Upstairs, impressive presentation continues through the three well proportioned bedrooms, an en-suite shower room and the family bathroom. A particular highlight of the house is the fully equipped garden room, offering superb flexibility, its ideal for use as a home office, gym, studio or even a stylish garden bar, making it perfect for those needing just that bit more space. The lawned garden is low maintenance and two allocated parking spaces are conveniently located beside the house. Beautifully maintained. Ready to move into, this quality home combines comfort, style and versatility in a highly desirable package.

Entrance Hallway  
Cloakroom  
Kitchen/Dining Room - 16' 9" x 8' 10"  
16' 9" x 8' 10" (5.11m x 2.69m)  
Living Room - 16' 6" x 13' 4"  
16' 6" x 13' 4" (5.03m x 4.06m)  
Bedroom 1 - 10' 7" x 9' 1"  
10' 7" x 9' 1" (3.23m x 2.77m)  
En Suite  
Bedroom 2 - 12' 4" x 8' 7"  
12' 4" x 8' 7" (3.76m x 2.62m)  
Bedroom 3 - 10' 9" x 7' 6"

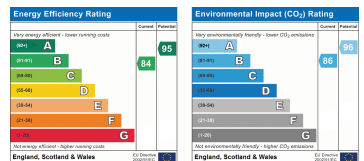


\* Annual Service Charge £300

\* Information Provided by Seller\*

## Main Features

- Semi-Detached House
- 3 Bedrooms
- Garden Room
- Bathroom, en-suite shower room and ground floor w/c
- Parking for 2 - 3 Vehicles
- Immaculately Presented



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