

Crane & Co



Price Guide

£475,000 - £525,000

14 Sancroft Road, Eastbourne, East Sussex BN20 8HB

🏠 4 Bedroom 🛀 1 Bathroom 📺 2 Reception

📞 01323 440678

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Freehold

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If a move in ready house is what you're looking for then you need to be looking at this one! This attractive 1930's semi-detached house has been expertly extended and beautifully renovated making it the perfect family home. Arranged over 3 floors and extended to both the front and rear, it has to be seen to be appreciated. A sleek and modern kitchen breakfast room flows seamlessly in to a family room creating a wonderfully social room and with a separate living room too, there's plenty of reception space. Upstairs, 4 bedrooms are arranged over two floors with the impressive master bedroom having the top floor to itself. The family bathroom is on the 1st floor but with further W/C's on each floor, there's no queues for the bathroom in the morning. Outside, the landscaped rear garden is perfect for entertaining and having the bespoke garden bar, you'll be the envy of all of your friends. The front provides convenient off-road parking. Nearby access to the South Downs means its ideal for children to play or for walking the dog and with popular local schools, this home is perfectly positioned for families seeking a lifestyle upgrade.

Main Features

- 3 Storeys
- Semi-Detached House
- 4 Bedrooms
- Off Road Parking.
- Popular Location

Room Sizes

Entrance Hallway
Cloakroom
Living Room - 12' 0" x 11' 5"
Dining Area/Family Room - 21' 9" x 10' 7"
Kitchen - 18' 4" x 8' 8"
Bedroom 2 - 11' 5" x 11' 4"
Bedroom 3 - 11' 10" x 10' 4"
Bedroom 4 - 9' 4" x 7' 8"
Bathroom
Bedroom 1 - 16' 4" x 10' 11"
W/C
Garden Bar - 13' 11" x 9' 5"
Storage - 9' 5" x 6' 4"

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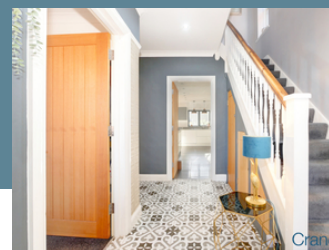
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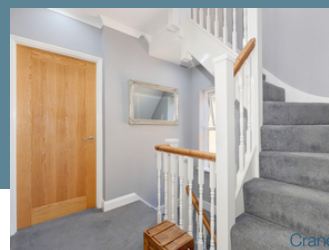
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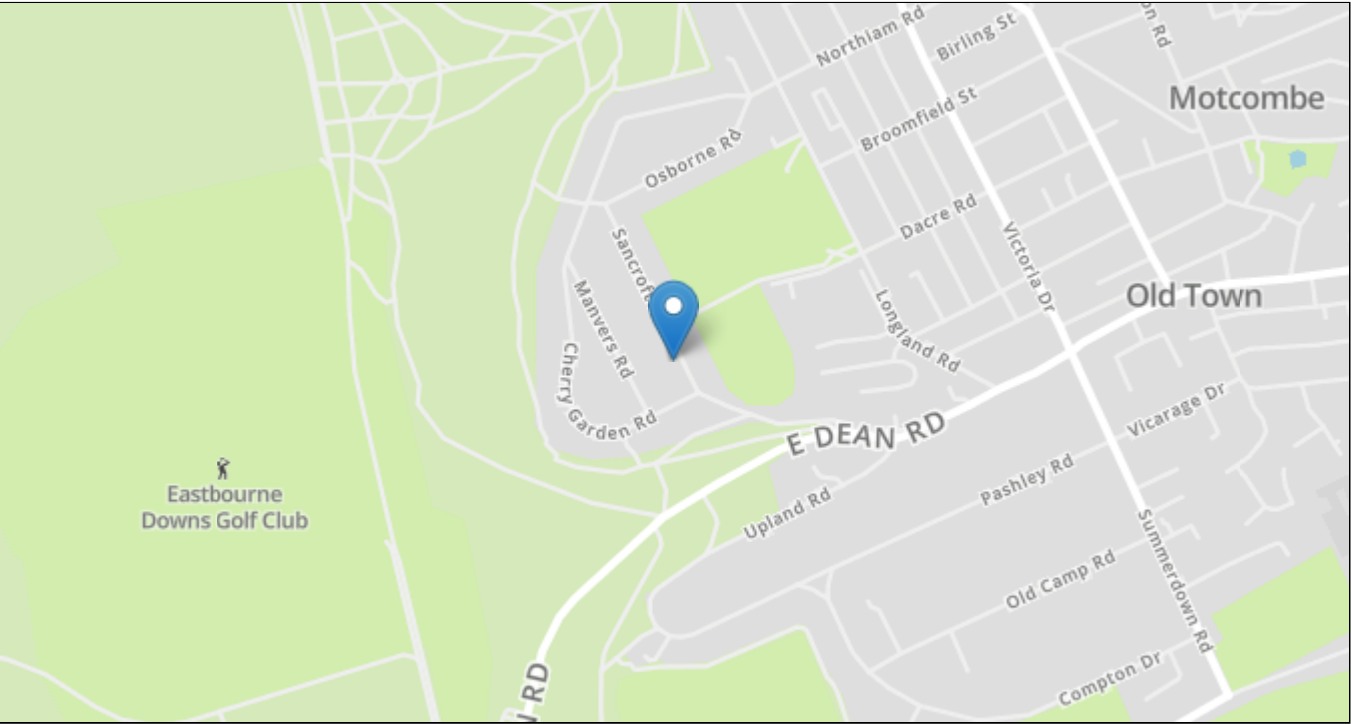
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	72	77
A		
(81-91)		
B		
(69-80)	72	77
C		
(55-68)		
D	72	77
(39-54)		
E		
(21-38)	72	77
F		
(1-20)	72	77
G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

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