

Crane & Co



Price Guide

£380,000 - £415,000

48 Brunel Drive, Hailsham, East Sussex BN27 3FY

 4 Bedroom  2 Bathroom  2 Reception

 01323 440678

 sales@craneandco.co.uk

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Price Guide
£380,000 - £415,000
Freehold

 4 Bedroom  2 Bathroom  2 Reception

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A family home with so much space. 4 double bedrooms mean that everyone gets their own room in this 3 storey semi-detached home. There's also ample reception rooms to match! A wonderful social 'L' shaped kitchen/breakfast room serves as the hub of the house and there's a separate living room to relax in in the evenings. An en-suite shower room, family bathroom and a ground floor W/C means that there shouldn't be a queue for the bathroom in the mornings. A small but nicely designed lawned garden is south/easterly so gets the sunshine whilst the garage and off road parking means that you can come and go at your leisure.

* Yearly Estate Charge of approximately £240.00

Please be advised charges provided by Vendor

Main Features

- 4 Double Bedrooms
- 3 Storeys
- Semi-Detached House
- Garage and Off Road Parking
- Bathroom & En-Suite Shower Room and Ground Floor W/C
- Impressive Kitchen/Family Room

Room Sizes

Entrance Hall
Kitchen/Dining Room - 21'11 x 9'
Living Room - 17' x 11'11
Cloakroom
First Floor
Bedroom 1 - 17' x 12'2
En-suite
Bedroom 2 - 16'8 x 9'1
Second Floor
Bedroom 3 - 10'3 x 9'6
Bedroom 4 - 10'2 x 9'2
Bathroom
Outside
Garage

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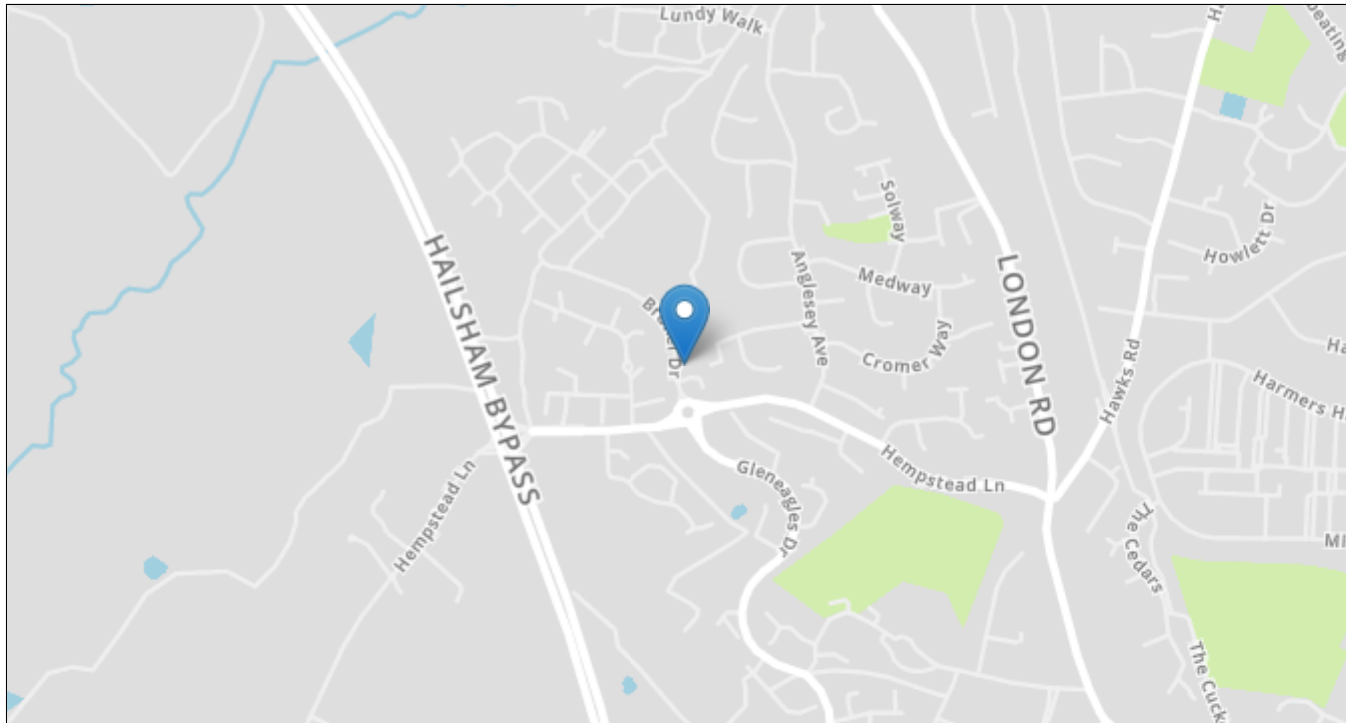
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	80	90
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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