

Crane & Co



Price Guide

£340,000 - £365,000

9 Lansdowne Crescent, Hailsham, East Sussex BN27 1LN

 3 Bedroom  1 Bathroom  1 Reception

 01323 440678

 sales@craneandco.co.uk

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Freehold

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Everything is right with this 3 bedroom semi-detached home. Built by the popular local builder 'Bell and Pearson', its immaculately presented throughout and in a wonderful position in a quiet close, its an ideal family house. With a spacious full-width extension at the rear leading on to the garden, the property boasts exceptional reception space with the extension, a living/dining room and a separate kitchen, perfect for when friends and family visit. Upstairs, you'll find three bedrooms, each nicely presented as is the shower room. Outside, a pretty, well-maintained lawned garden is perfect for relaxing in on those warm spring days. The large driveway has room for several cars making it perfect for a busy family. There is also a useful garage. With a local shop in easy reach, this pretty home has a lot to offer.

Main Features

- Semi-Detached House
- 3 Bedrooms
- Extended To The Rear
- Situated in a Close
- Garage and Off Road Parking

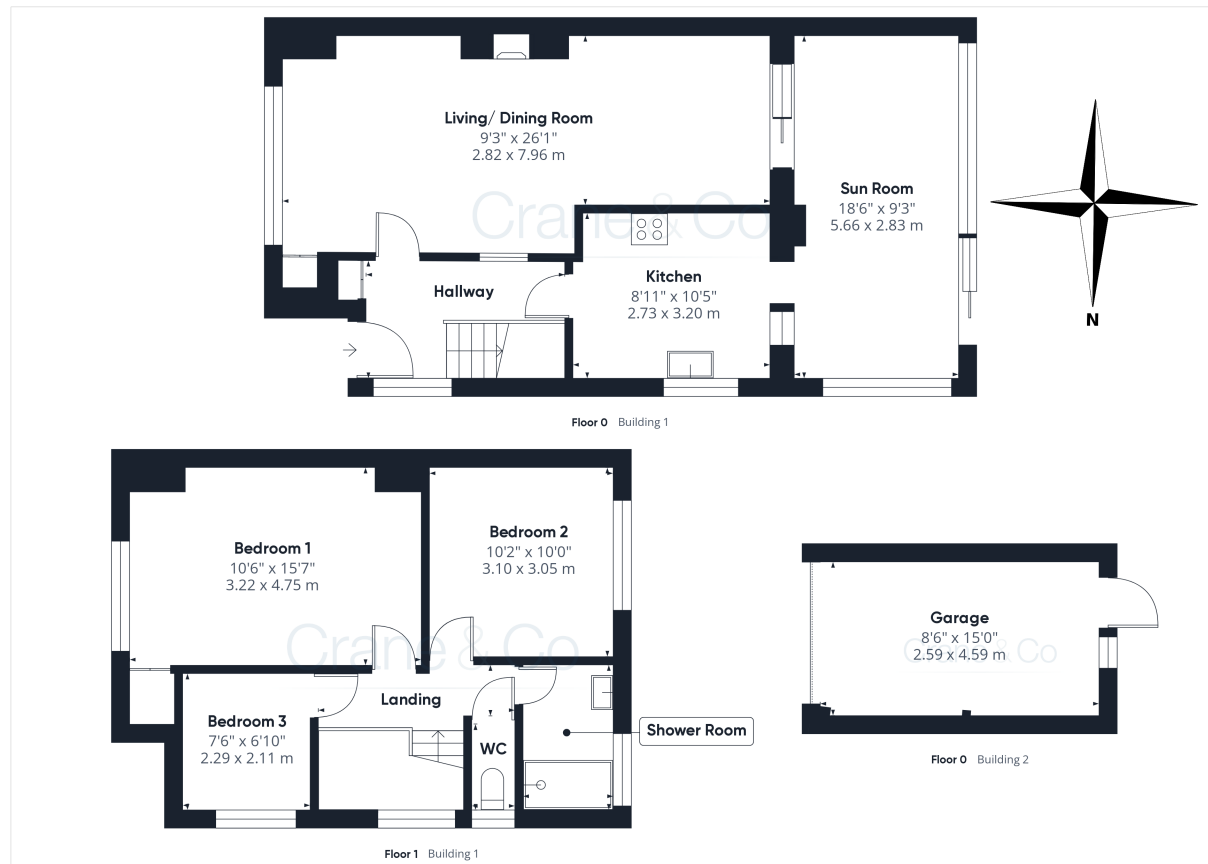
Room Sizes

Entrance Hallway
Kitchen - 10' 5" x 8' 11"
Living/Dining Room - 26' 1" x 9' 3"
Sun Room - 18' 6" x 9' 3"
Bedroom 1 - 15' 7" x 10' 6"
Bedroom 2 - 10' 2" x 10' 0"
Bedroom 3 - 7' 6" x 6' 10"
W/C
Shower Room
Garage - 15' 0" x 8' 6"

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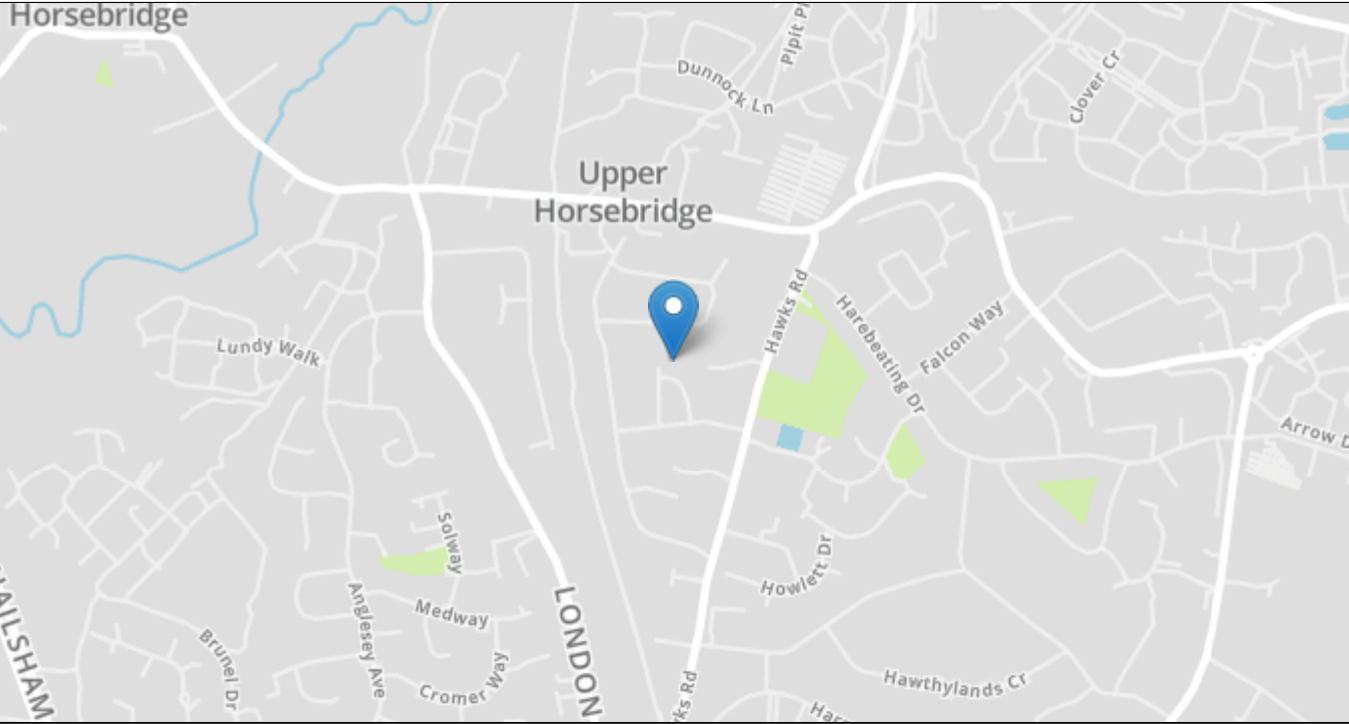
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Energy Efficiency Rating				
	Current	Potential		
Very energy efficient - lower running costs				
(92+)	A	86		
(81-91)				
(69-80)				
(55-68)				
(39-54)	D	68		
(21-38)				
(1-20)				
Not energy efficient - higher running costs				
England, Scotland & Wales				

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