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7 Hampden Close, Battle, East Sussex TN33 0JB

£349,950 freehold

Set in a favoured cul-de-sac close to the historic high street is this semi-detached two bedroom bungalow that enjoys a lovely south facing aspect with a level area of garden, off road parking and single garage all offering potential to be improved and upgraded.

Semi-Detached Bungalow
Cul-de-Sac Location

2 Bedrooms
Close to High Street

South Facing Aspect
A lot of Potential

Garage and Parking
Driveway

Description

Viewing is highly recommended to appreciate this conveniently situated two bedroom semi-detached bungalow that occupies a cul-de-sac location that is a short distance of the historic High Street. Inside the accommodation is laid out around a large reception hall and both the kitchen and living room look out to the south facing garden. The property benefits from double glazing and gas central heating with good storage throughout and a large loft space that may offer potential for conversion subject to any necessary consent.

Directions

From our office in Battle High Street continue in a northerly direction taking the second exit into North Trade Road. Proceed along past the Recreation ground and continue towards Claverham turning left into Tollgates and then left into Hampden Close where the property will be found on the right hand side.

What3Words:///notion.reason.direction

THE ACCOMMODATION COMPRISES

A covered porch with double glazed door to

ENTRANCE HALL

with large loft access, double cupboard housing gas fired boiler with storage above, separate cupboard housing the fuseboard.

LIVING ROOM

15' 10" x 12' 0" (4.83m x 3.66m) with picture window taking in southerly views over the garden and beyond. There is a tiled fireplace, not in use.

KITCHEN

11' 10" x 10' 0" (3.61m x 3.05m) with picture window to rear and door to side and fitted with a range of base and wall mounted kitchen cabinets with space and plumbing for oven and washing machine, stainless steel sink with drainer, ample space for a kitchen table. There larder cupboard with shelving.

BATHROOM

8' 0" x 6' 0" (2.44m x 1.83m) max with obscured window to side and fitted with a white panelled bath, pedestal wash hand basin and low level wc.

MAIN BEDROOM

12' 0" x 10' 10" (3.66m x 3.30m) with window to front, triple wardrobe with hanging and shelving.



BEDROOM 2

10' 10" x 9' 0" (3.30m x 2.74m) with window to front.



OUTSIDE

The property has a good sized area of level lawn to the front with planted borders and a driveway that leads to the side and the garage at the rear. The rear garden is fence enclosed and offers a large area of lawn.

GARAGE

16' 0" x 8' 4" (4.88m x 2.54m) with up and over door.

COUNCIL TAX

Rother District Council
Band C £2,336.76

Viewing is strictly by appointment. To arrange a time please telephone: 01424 774774

We will be pleased, if possible, to supply any further information you may require.

Agents Note

None of the services or appliances mentioned in these sale particulars have been tested. It should also be noted that measurements quoted are given for guidance only and are approximate and should not be relied upon for any other purpose.