

Crane & Co



Price Guide

£215,000 - £235,000

5 Bradley Drive, Hellingly, East Sussex BN27 4DF

 2 Bedroom  2 Bathroom  1 Reception

 01323 440678

 sales@craneandco.co.uk

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Leasehold

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Located in the desirable village of Hellingly near Hailsham, this beautifully maintained Bradley Drive apartment offers a stylish and comfortable place to call home. Set within an attractive building influenced by Georgian architecture, the property provides two generous double bedrooms designed with relaxation in mind. The main living area is warm and inviting, creating an ideal space for unwinding at the end of the day or hosting guests. The home benefits from mains services for ease and efficiency, and the inclusion of an allocated parking space, along with extra spaces for visitors, adds welcome practicality. Roebuck Park Estate surrounds the property with scenic open spaces and peaceful walking routes, making it perfect for anyone who enjoys spending time outdoors. This apartment offers a wonderful balance of natural beauty and contemporary convenience, creating a lifestyle that feels both calm and connected. Whether you are searching for your first step onto the property ladder, a smart investment, or a manageable home for the next stage of life, this apartment presents a fantastic opportunity in a highly regarded area. It is a property well worth viewing.

* 115 Years Remaining on Lease

* Annual Ground Rent £350

* Annual Estate Charge 1136

* Information Provided by Seller*

Main Features

- Two Bedroom Apartment
- High Ceilings
- En Suite Bathroom
- Parking
- Good Views



Room Sizes

Hallway
Kitchen/Living Area - 27' 6" x 12' 1"
Bedroom 1 - 12' 1" x 9' 6"
En Suite
Bedroom 2 - 13' 8" x 10' 10"
Bathroom

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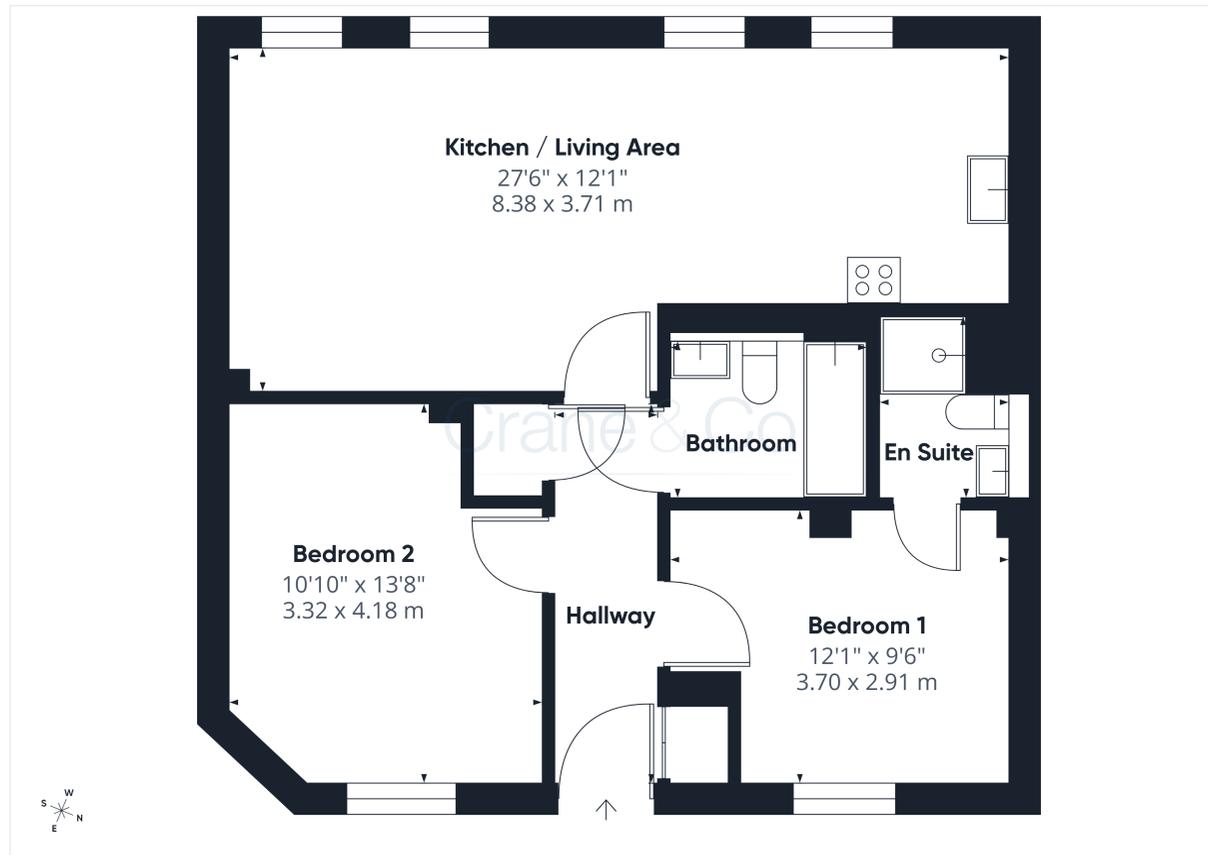
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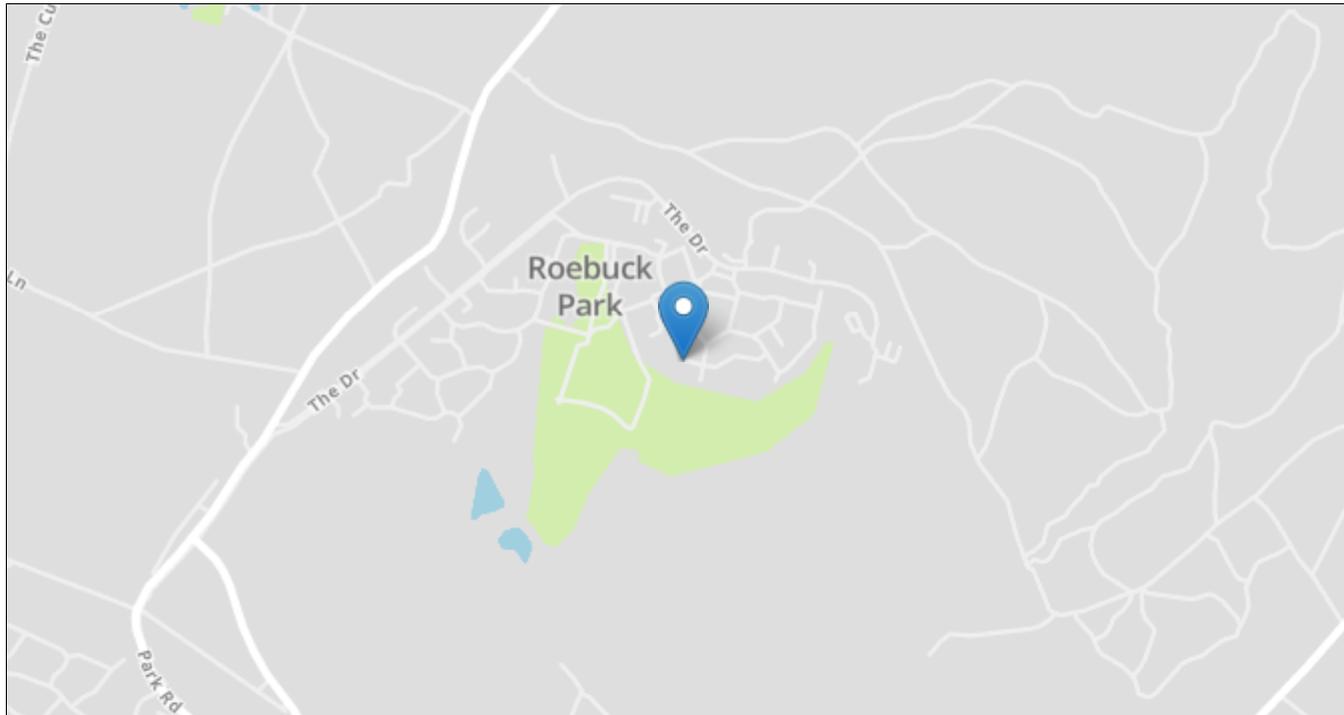
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	79	79
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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