

Freehold £350,000

Skylark Drive, Hailsham, East Sussex BN27 1GT



- Two Storey, Three Bedroom, Semi Detached House
- Spacious Kitchen/Dining Room
- Very Good Energy Efficiency Rating
- South/South-West Facing Rear Garden
- Approx. 1044 Sqft Gross Internal Area
- Bathroom, Shower Room and Downstairs W.C.
- Front Lawn
- Two-Car Driveway

GENERAL DESCRIPTION

This attractive, recently-constructed house has a generously-sized front lawn, a two-car driveway and a south/south-west-facing rear garden. Internal features include a large kitchen/dining room with handle-less units and integrated appliances, a ground-floor cloakroom/WC and a full-width reception room with patio doors. Upstairs, on the first floor, is a main bedroom with built-in wardrobe and en-suite shower room plus two further double bedrooms and a naturally-lit bathroom. Well insulated walls, roof and floor, high performance glazing and a modern gas central heating system make for a very good energy-efficiency rating. Hailsham town centre is only a few minutes drive away and can also be reached via brief bus or bike ride.

Tenure: Freehold.

Estate Charge: £31.99 per month (subject to annual review).

Council Tax: Band D, Wealden District Council.

Please Note: This property is currently part-owned by Clarion Housing Association but is offered as a 100% open-market sale. Upon completion, the freehold title would transfer to the buyer.

This property is offered for sale in the condition seen. As a general rule, fitted domestic appliances are included in the sale; non-fitted appliances are not. If you require confirmation, you must request this in writing from Urban Moves. The information in this document supersedes any information given verbally either in person or by telephone.

DIMENSIONS

GROUND FLOOR

Entrance Hall

W.C.

6' 5" x 3' 0" (1.96m x 0.92m)

Kitchen

17' 0" x 9' 2" (5.18m x 2.79m)

Reception Room

16' 7" max. x 13' 3" max. (5.05m x 4.04m)

FIRST FLOOR

Landing

Bedroom 1

11' 4" x 9' 7" (3.45m x 2.92m)

En-Suite Shower Room

7' 7" max. x 3' 10" max. (2.31m x 1.17m)

Bedroom 2

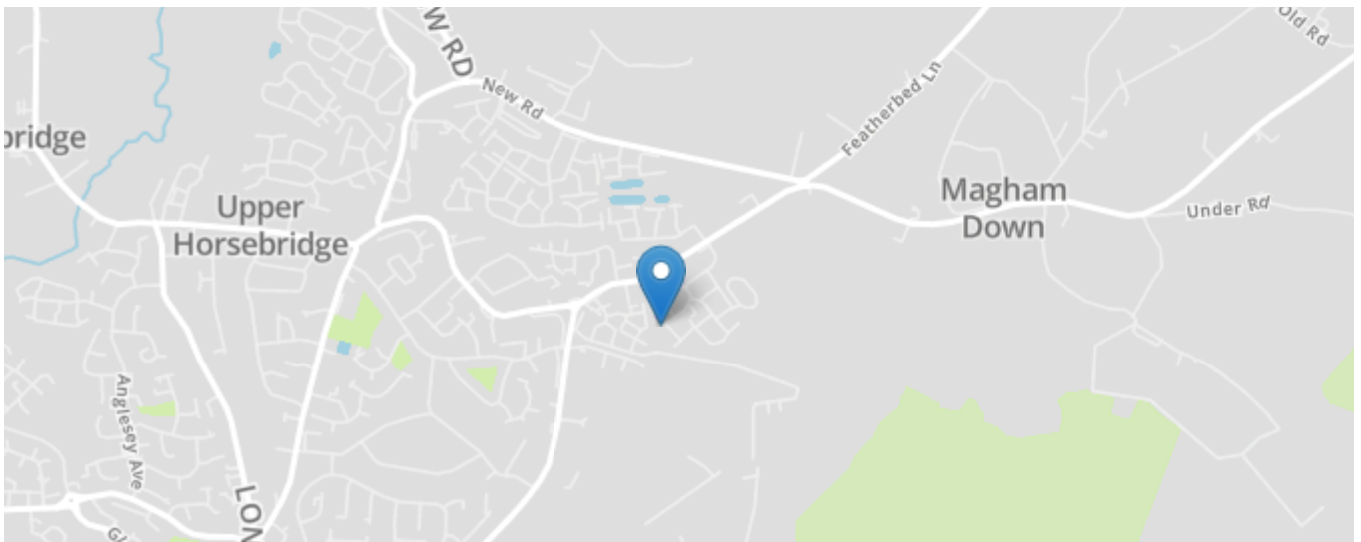
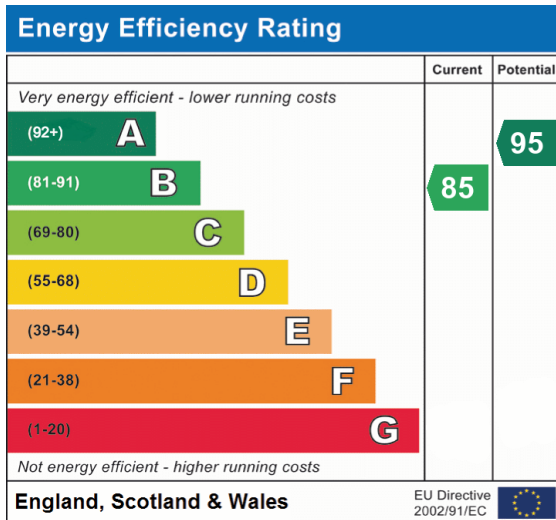
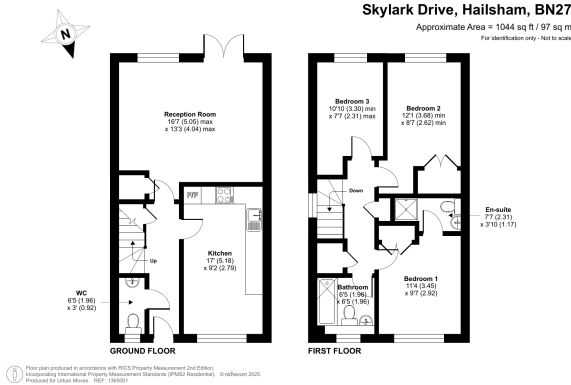
12' 1" min. x 8' 7" min. (3.68m x 2.62m)

Bedroom 3

10' 10" min. x 7' 7" max. (3.30m x 2.31m)

Bathroom

6' 5" max. x 6' 5" max. (1.96m x 1.96m)



All content shown is to be used as a general guideline for the property. None of the contents of this document constitute part of an offer or contract. All measurements, photographs, floor-plans and data provided are only a guideline and should not be relied upon.