



54 The Maltings, Peasmarsh, Rye, East Sussex, TN31 6ST
£289,950



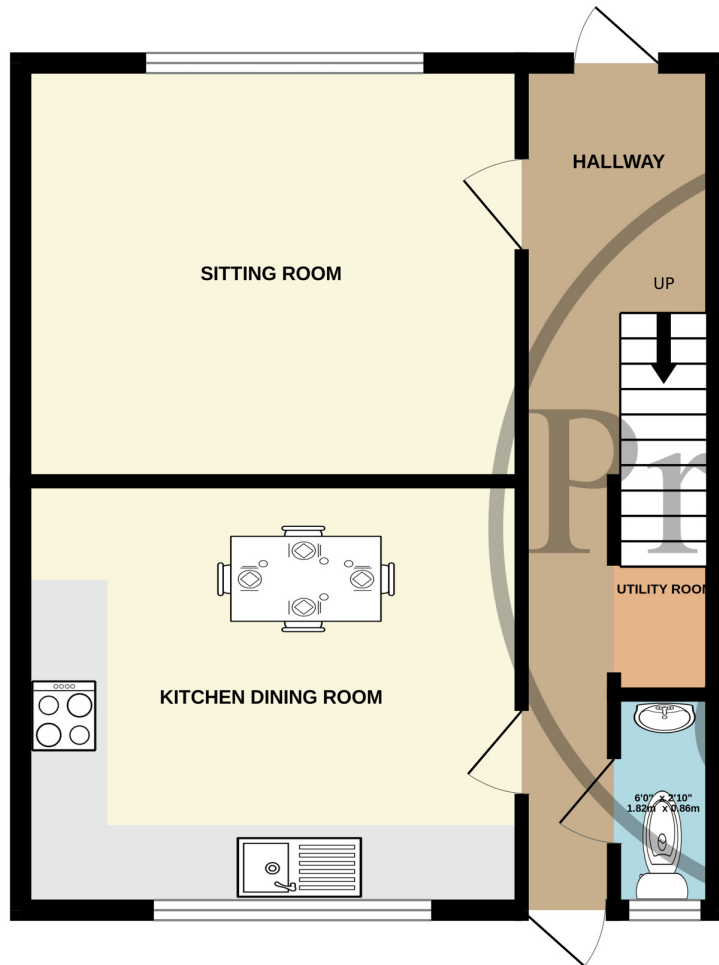


Property Café are delighted to offer to the market this deceptively spacious three bedroom terraced house. Located in a semi rural and quiet location in the heart of Peasmarsh Near Rye, the property has been modernised over the past few years to include new a kitchen and bathroom. The accommodation on offer is arranged as; on the ground floor, storm porch (currently being refurbished), double glazed PUVC front door leading into a bright hallway with stairs leading to the first floor, utility area with space and plumbing for both a washing machine and tumble dryer, cloakroom, double glazed door to the rear garden and access to both the kitchen and lounge. The kitchen includes a range of modern white gloss wall and base units with integrated appliances including an oven, hob, extractor and dish washer, space for a table and chairs and a large picture window overlooking the rear garden. The first floor landing gives access to all first floor rooms to include a modern fully tiled bathroom with white suite, shower over bath and a large chrome heated towel rail. All three of the bedrooms are of a good size and there is also a large cupboard that could be used as an airing cupboard or storage but is currently used as a gaming room !! Outside there are lawned gardens to both front and rear. The property continues to have some cosmetic works carried out to include a new storm porch and both the front and rear elevations are being painted. This house would make a fantastic family home so an internal viewing is highly recommended. To make sure you dont miss out please contact our office on 01424 224488 to arrange a viewing.

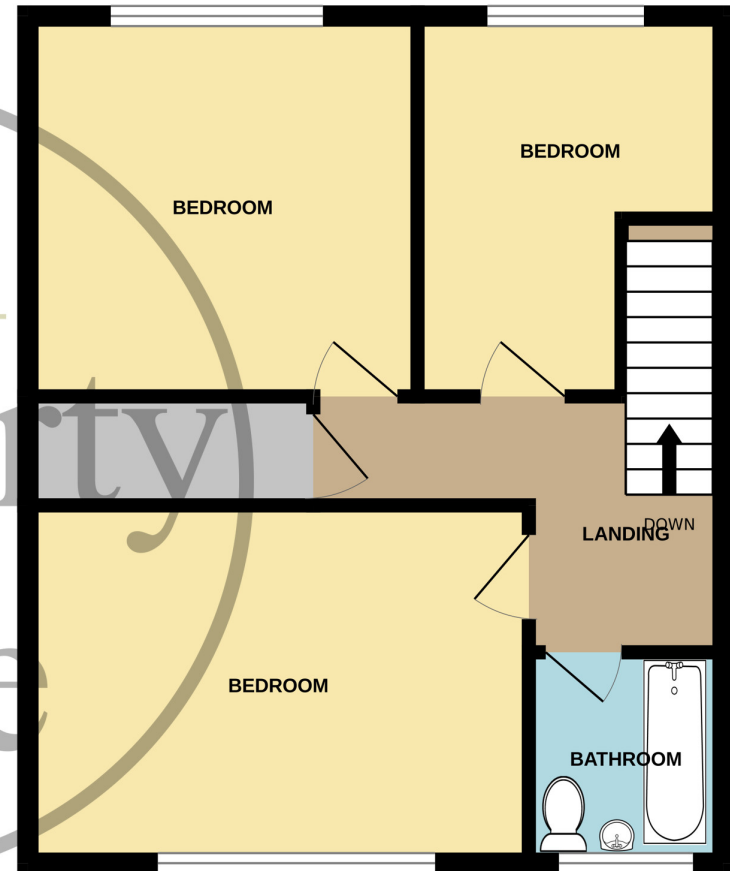
*** Please note that Mr Scott White, a director of the Property Café, has a personal interest in this property ***



GROUND FLOOR
452 sq.ft. (42.0 sq.m.) approx.



1ST FLOOR
452 sq.ft. (42.0 sq.m.) approx.



TOTAL FLOOR AREA : 904 sq.ft. (83.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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ABOUT PEASMARSH:

Nestling in the delightful countryside just 3 miles to the north west of Rye, Peasmarsch maintains a busy local community. The church of St. Peter and St. Paul lies about a mile from the village centre, showing that the population was struck down in the 14th Century with bubonic plague and the surviving inhabitants re-settled nearby. Peasmarsch is well served by two public houses, with another and also a motel on the village outskirts to the south. There is even a large independently-owned superstore, a filling station and a country hotel and leisure centre at the north edge of the village.

<https://tourist.org.uk/east-sussex/peasmarsch/>

- Terrace house
- Sought After & Peaceful Location
 - Three good size bedrooms
 - Spacious Lounge
 - Modern fitted kitchen / diner.
- Modern fitted bathroom
- Neutrally decorated throughout
- Front and rear lawned gardens.
- Vendor suited with no onward chain

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01424 224488