



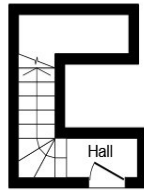
Broad Street, Seaford BN25 1NF

welcome to

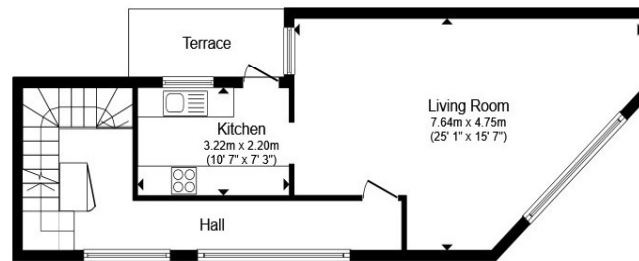
Broad Street, Seaford

Ideally situated in the heart of Seaford town centre, within easy reach of local shops, amenities and transport links, we are delighted to present this three bedroom maisonette with its own private entrance door. ***Guide Price £200,000 - £210,000***

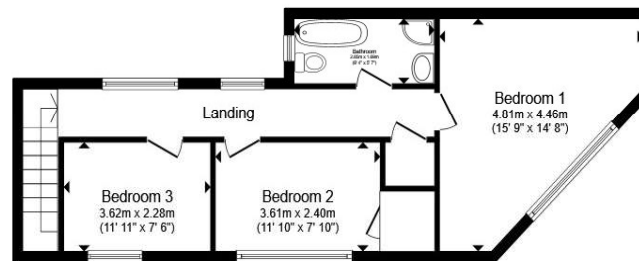




Ground Floor



First Floor



Second Floor

Total floor area 106.4 m² (1,145 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Ground Floor Entrance

Entrance Hall

Kitchen

10' 7" x 7' 3" (3.23m x 2.21m)

Terrace

Living Room

25' 1" x 15' 7" (7.65m x 4.75m)

Stairs To Second Floor

Bedroom One

15' 9" x 14' 8" (4.80m x 4.47m)

Bedroom Two

11' 10" x 7' 10" (3.61m x 2.39m)

Bedroom Three

11' 11" x 7' 6" (3.63m x 2.29m)

Bathroom

Agent's Note

welcome to

Broad Street, Seaford

- SITUATED IN THE HEART OF SEAFORD TOWN
- MAISONETTE WITH PRIVATE ENTRANCE DOOR
- GENEROUS LIVING/DINING ROOM
- KITCHEN WITH ACCESS TO TERRACE
- THREE BEDROOMS

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 189 years from 15 Nov 1985. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price **£200,000 - £210,000**



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/SEA109332



Property Ref:
SEA109332 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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