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15 Meads Avenue

Hove, BN3 8EE

Offers In Excess Of £450,000

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A DETACHED BUNGALOW IN THE FAVOURED HANGLETON VALLEY AREA OF HOVE, BEING OFFERED WITH NO ONWARD CHAIN.

Finished off to a high standard throughout, this property has all the mod cons, including built in audio system, with speakers in several rooms. Situated off Hangleton Valley Drive with local shopping facilities available in Hangleton Way. Direct access to The South Downs. Local bus route providing access to most parts of town, including the mainline railway stations with its commuter links to London. Greenleas Park is within half a mile of the property as well as Sainsburys Superstore. The property is also well situated for local amenities such as Doctors, Dentist etc and convenient access to A23/A27.







SIDE ENTRANCE
With wall light point. Double glazed front door leading to:

ENTRANCE HALL
L-shaped, recessed LED lighting, smoke detector, hatch to boarded loft space with fitted ladder. Radiator with thermostatic valve, 2 x built in storage cupboards, one with cloaks storage the other housing gas meter, electric consumer unit and meter as well as control for surround sound speaker system (AV cupboard).

LOUNGE 20'9 x 12'11 (6.32m x 3.94m)
Southerly aspect with double glazed window overlooking front garden as well as offering views to Hangleton. Electric controlled curtain track, 2 x Radiators with thermostatic valves, 4 wall light points, TV aerial point, Inset ceiling speakers and further speakers around TV/home media area.

KITCHEN 10'10 x 7'10 (3.30m x 2.39m)
Range of eye level and base units comprising of cupboards and drawers, wood effect roll edge work surfaces with stainless steel one and a half bowl sink and drainer unit with mixer tap, built in 'Indesit' electric hob with glass splash back and feature extractor canopy over. Separate 'Samsung' electric oven under. Space and plumbing for Washing machine and dishwasher, further space for tumble dryer and larder style fridge/freezer. Double glazed window and door providing side access to garden. LED spot lighting, 2 x ceiling speakers wall mounted 'Vaillant' Gas combination boiler for heating and hot water. Wine rack.

BEDROOM ONE 12'10 x 10'10 (3.91m x 3.30m)
Double glazed window overlooking rear garden, electric controlled curtain tracks, radiator with thermostatic valve, Tv, aerial point. ceiling light point, 2 x inset ceiling speakers.

BEDROOM TWO 9'6 x 9'1 (2.90m x 2.77m)
Double glazed window looking onto rear garden, electric controlled curtain track, coved ceiling, ceiling light point, 2 inset ceiling speakers, radiator with thermostatic valve. Tv aerial point.

SHOWER ROOM
With fully tiled walls with Italian marble, recessed LED spotlighting, ceiling speaker, 2 x double glazed windows with obscure glass, ladder style radiator, built in storage unit with high gloss fronted doors, inset sink with mixer tap, low level w.c with concealed cistern. Walk in shower with feature curved screen, wall mounted control, extractor fan. Shaver point.

OUTSIDE

FRONT GARDEN
Laid to lawn with numerous shrubs, path to front door.

PRIVATE DRIVEWAY
Providing off street parking and leading to:

GARAGE
With up and over door, power, window and service door to rear, fibre glass roof.

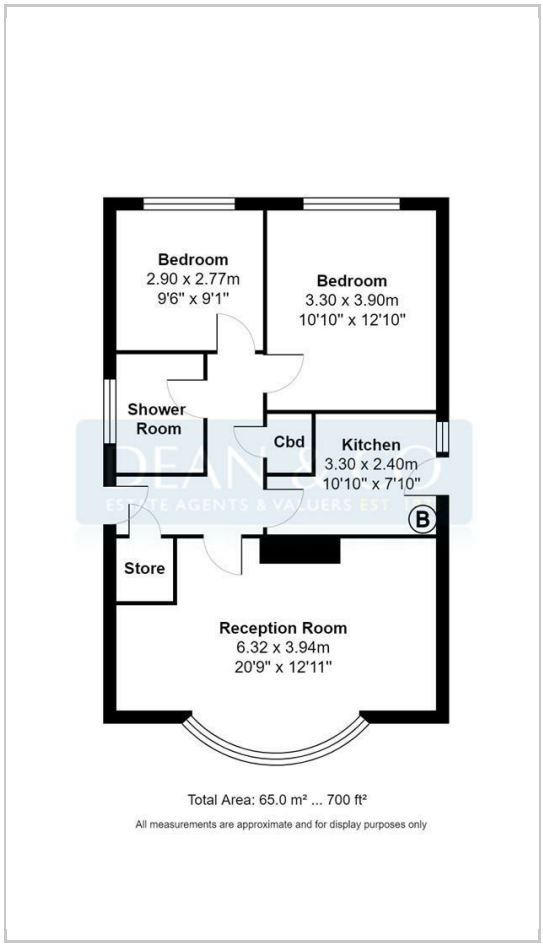
REAR GARDEN 50' (15.24m)
Predominantly laid top lawn with numerous shrubs and tree, views to the South Downs. Side access and patio area, outside light and water tap, shed.

COUNCIL TAX
Band D

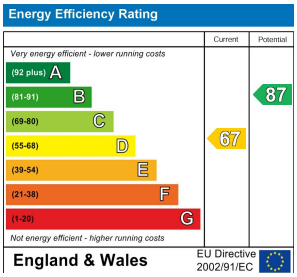
Area Map



Floor Plans



Energy Efficiency Graph



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