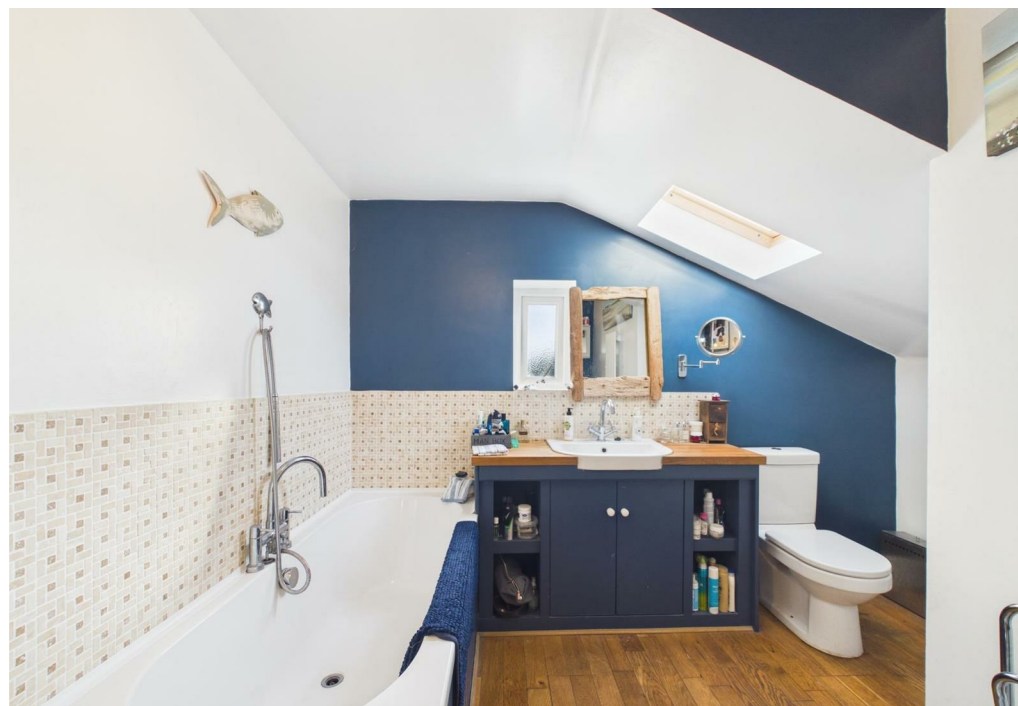
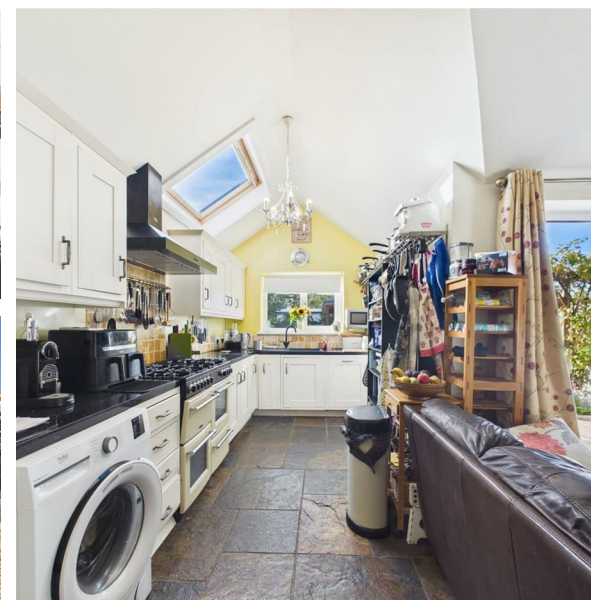


Keymer Avenue, Peacehaven, BN10 8HA
Asking Price £389,950

OL
Open House
estate agents



Keymer Avenue, Peacehaven, BN10 8HA

Asking Price £389,950
Council Tax Band: C

Situated on popular Keymer Avenue, Peacehaven, this delightful family home exudes character and warmth. With four spacious bedrooms and two well-appointed bathrooms, this property offers ample space for a growing family or those seeking room to entertain.

The heart of the home is undoubtedly the open plan living, dining, and kitchen area, which provides a perfect setting for family gatherings and social occasions. This inviting space overlooks a beautifully maintained rear garden, allowing for a seamless connection between indoor and outdoor living. The garden is an ideal spot for children to play or for hosting summer barbecues.

The adaptable accommodation features the convenience of the possibility of two bedrooms on the ground floor, making it suitable for those who prefer single-level living or require easy access. Alternatively the ground floor rooms can remain as a guest bedroom and a cosy lounge with log burner, the choice will be yours. The additional two bedrooms on the first floor provide privacy and comfort, while the ground floor shower room and WC add to the practicality of the layout.

Parking is a breeze with off-road space for two vehicles, ensuring that you and your guests can come and go with ease. The property is conveniently located close to local shops and bus routes, making daily errands and commuting straightforward.

In summary, this charming house on Keymer Avenue is a wonderful opportunity for anyone looking for a family home that combines character, space, and convenience. Don't miss the chance to make this delightful property your own.

Living/Dining/Kitchen

17'9 x 13'3 (5.41m x 4.04m)

Kitchen Area

8'11 x 7'8 (2.72m x 2.34m)

Living Room/Bedroom

11'2 x 10'9 (3.40m x 3.28m)

Bedroom

11'4 x 10'9 (3.45m x 3.28m)

Shower Room/wc

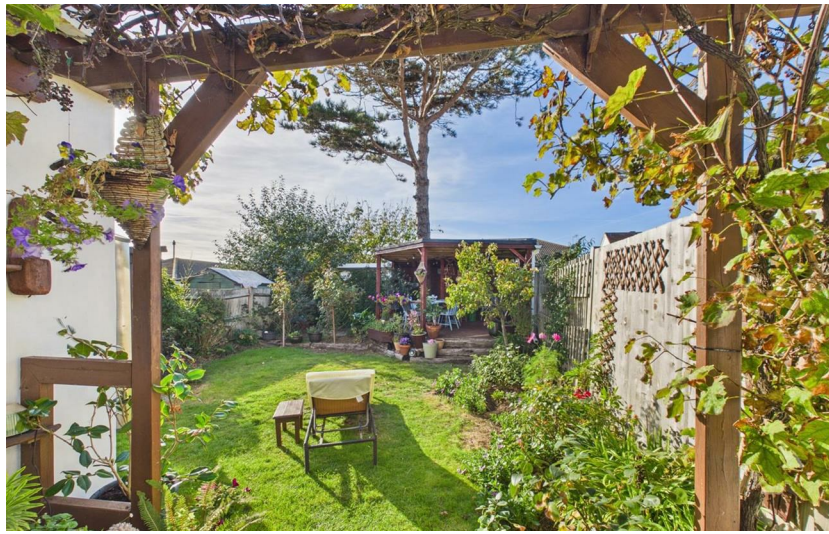
Bedroom

13'9 x 9'3 (4.19m x 2.82m)

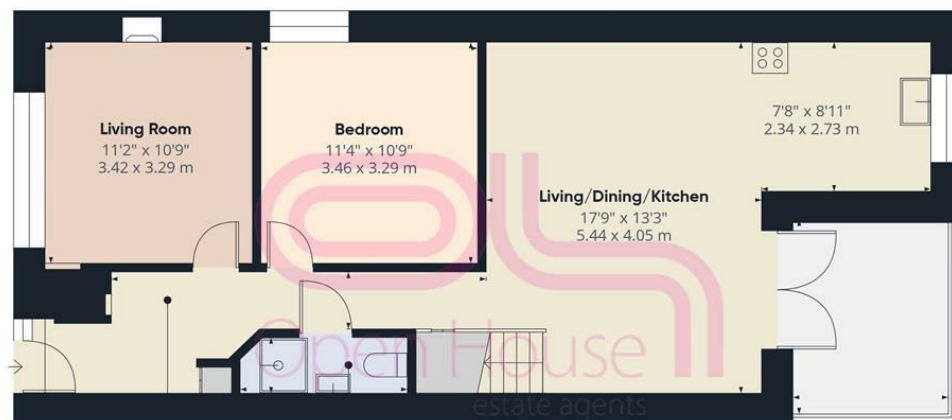
Bedroom

11'4 x 9'10 (3.45m x 3.00m)

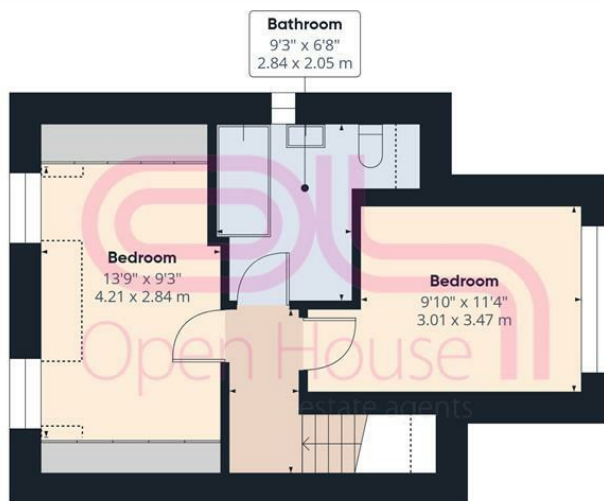
Bathroom/wc



206 South Coast Road, Peacehaven, East
Sussex, BN10 8JP
01273 830 987
bnsales@localagent.co.uk



Ground Floor



Floor 1



Approximate total area⁽¹⁾

1074 ft²
99.8 m²

Balconies and terraces

86 ft²
8 m²

Reduced headroom

27 ft²
2.5 m²

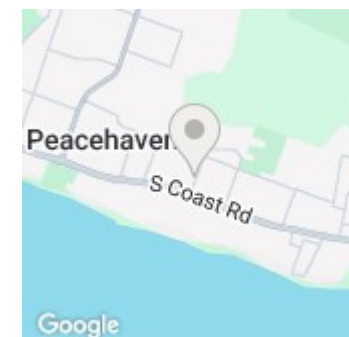
(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	77	81
EU Directive 2002/91/EC		