

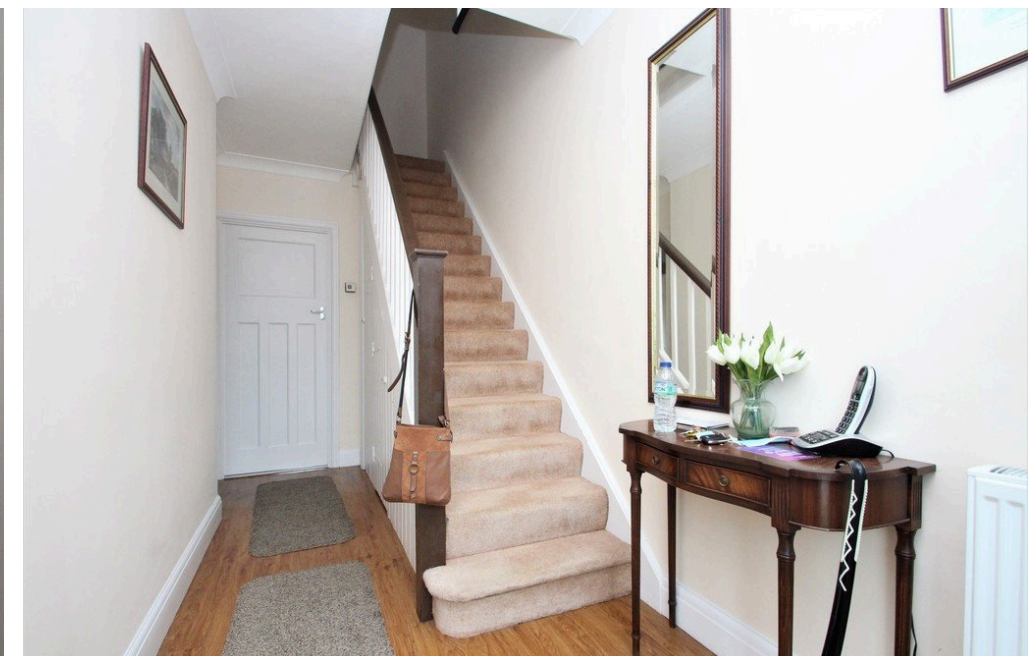


The Twitten | Southwick | BN42 4DB

£450,000



We are delighted to offer for sale this well presented three/four bedroom semi-detached family home, situated in a highly sought after location close to Southwick Green



Key Features

- Well Presented Throughout
- Lounge
- Separate Reception Room/Bedroom Four
- Kitchen/Breakfast Room
- Separate Utility/Wc
- Modern Fitted Shower Room
- Good Size Rear Garden
- Off Street Parking
- Close Proximity To Amenities In Southwick Square
- Close to Southwick Green and Railway Station



3 Bedrooms



1 Bathroom



2 Reception Rooms

INTERNAL

ENTRANCE PORCH Comprising pvcu double glazed door, pvcu double glazed window, pvcu double glazed front door leading to :-

ENTRANCE HALL Comprising understairs storage cupboard, radiator, stairs to first floor.

RECEPTION ROOM ONE/BEDROOM FOUR: Comprising pvcu double glazed leaded light windows, carpeted flooring, coving, radiator.

RECEPTION ROOM TWO Comprising pvcu double glazed double doors leading out into the garden, carpeted flooring.

KITCHEN/BREAKFAST ROOM Comprising obscured glass pvcu double glazed door to rear garden, two pvcu double glazed windows, fitted range of cupboards and drawers, laminate work surfaces with inset single drainer stainless steel sink unit with mixer tap, inset electric hob with oven below and extractor fan over, tiled splashbacks, under counter space for appliances

SEPARATE UTILITY ROOM/WC Comprising pvcu double glazed window, work top with cupboard below and space for washing machine, hand wash basin with mixer tap, tiled splashbacks, wall mounted boiler,

FIRST FLOOR LANDING

BEDROOM ONE Comprising pvcu double glazed leaded light window, radiator, coving, carpeted flooring, single light fitting.

BEDROOM TWO Comprising pvcu double glazed window, range of fitted wardrobes and storage cupboards, radiator, coving, carpeted flooring, single light fitting.

BEDROOM THREE Comprising pvcu double glazed window.

MODERN SHOWER ROOM Comprising obscured glass pvcu double glazed window, part tiled walls, low flush wc, hand wash basin with vanity unit below, separate shower cubicle with fitted shower,

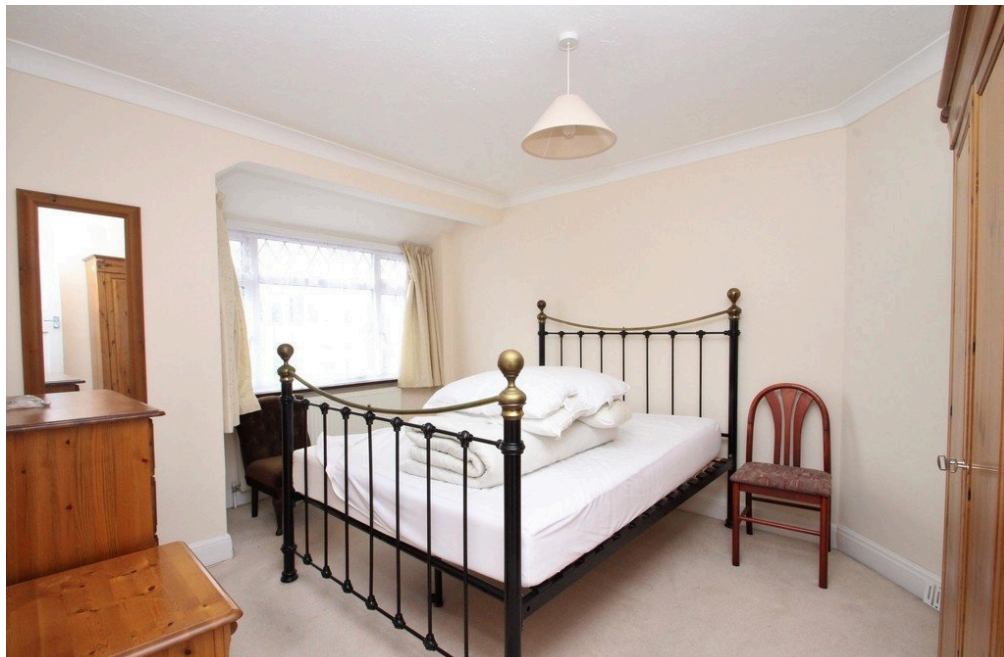
EXTERNAL

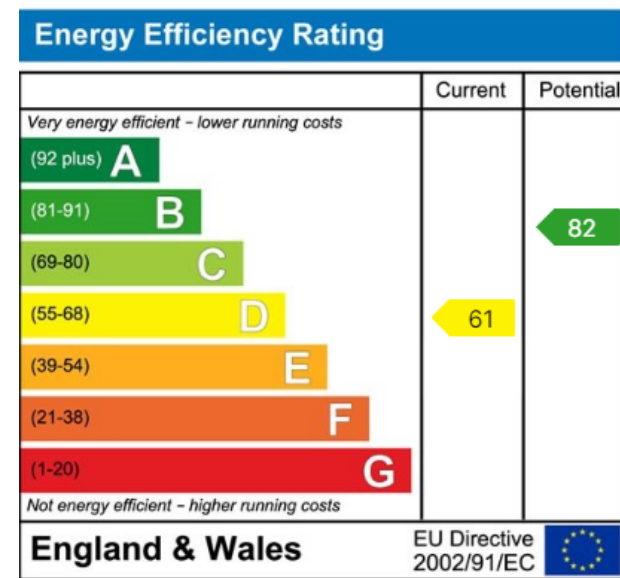
FRONT GARDEN: Laid to block paving providing off road parking for one / two vehicles, flower borders, side access.

REAR GARDEN: Large patio area leading onto lawned area with flower beds and raised planter, greenhouse, large timber built storage shed.

LOCATION

Situated close to the prestigious Southwick Green, this convenient residential location is in close proximity of Southwick Square which offers a comprehensive range of shops. Amenities nearby included doctors surgery, community centres, library and theatre. Southwick mainline railway station is within walking distance offering links to London and Brighton. Sought after primary and secondary schools obtaining 'outstanding' Ofsted ratings are also within the catchment area. Holmbush Shopping Centre which incorporates Marks & Spencer's, Tesco, McDonalds, Next and Costa are within a mile of the property.





Property Details:

Floor area (as quoted by EPC: 1033sqft)

Tenure: Freehold

Council tax band: C

Whilst we endeavour to make our property particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishings, gas fires, electrical goods/fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.