



£285,000 Offer in excess of
Milverton, Mongers Lane, Barcombe, East Sussex, BN8 5BG

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The property...

A great opportunity to purchase this super 2 bedroom semi detached bungalow with lovely courtyard garden.

Nestled in the heart of Barcombe village, the property has been recently decorated and offers a comfortable and light living space with room for a dining table.

Benefitting from New solar panels and new electric heating

ENTRANCE HALL- uPvc double glazed front door, hall cupboard, laminated floor.

KITCHEN- Comprehensively fitted range of shaker style wall and base cupboards with contrasting worktops, inset stainless steel sink with adjacent chromed swan neck mixer tap, 4 ring ceramic hob with oven below and cooker hood over, space for fridge/freezer, tiled splash areas, dual aspect double glazed windows, space with plumbing for washing machine, tiled floor.

SITTING ROOM- A good size room with parquet wood block flooring, opening to-

DINING AREA- A lovely bright room, flooded with natural light through the large expanse of double-glazed windows and matching double doors which open onto the rear courtyard garden, parquet wood block flooring.

BEDROOM- A super double room with rear aspect double glazed window, walk-in wardrobe cupboard, laminated flooring.

BEDROOM- Rear aspect double glazed window, laminated flooring.

BATHROOM- Fitted white suite comprising a panel enclosed bath with shower over, tiled walls and





Outside...

COURTYARD GARDEN- A lovely bright and sunny brick paved courtyard garden with pergola and room for a BBQ, enclosed by fencing with gated access.

TENURE- Freehold

HEATING- Electric and solar panels

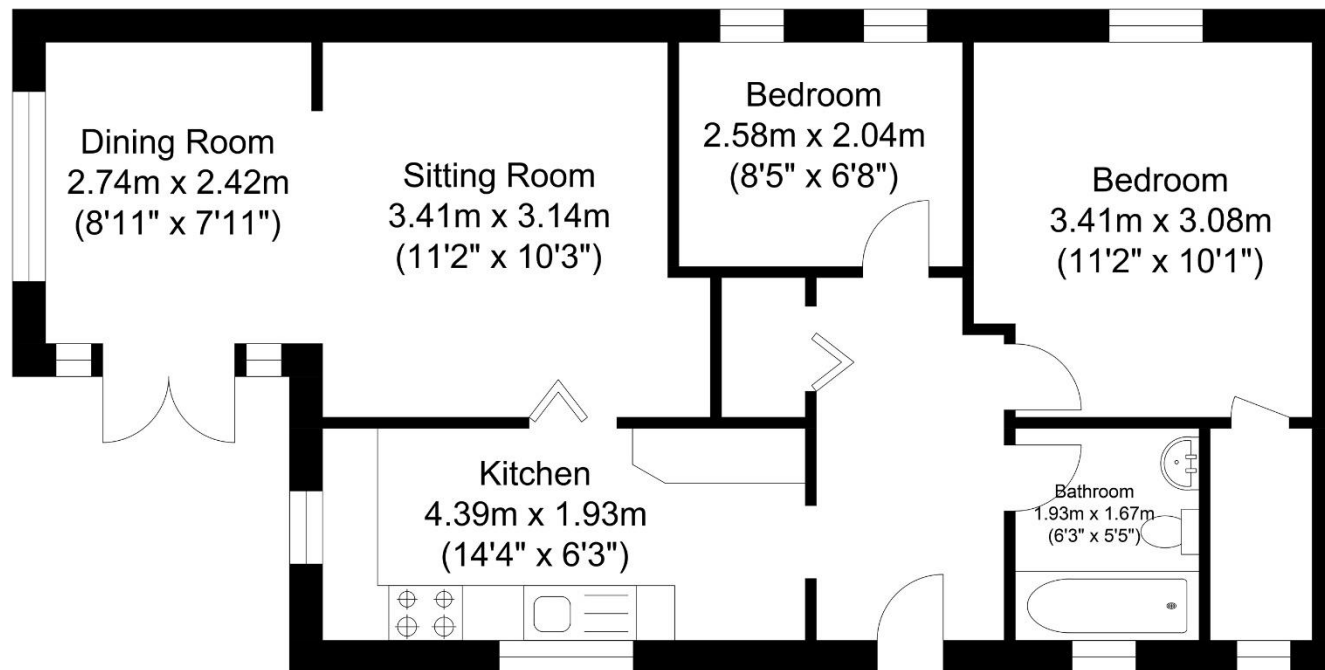
EPC- Band F

COUNCIL TAX- Band D

NO CHAIN



Please call 01273 407929 to arrange a viewing or to discuss this property further.



Approximate Floor Area
601.27 sq ft

call: **01273 407929**
email: ringmer@mansellmctaggart.co.uk
web: mansellmctaggart.co.uk

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars but may be available by separate negotiation. We advise you to book to view before embarking on any journey to see a property and check its availability.

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