

lot 5

flat 1, 33 cliffe high street, lewes, bn7 2an

3-bedroom newly converted maisonette

situation

The property is situated at the eastern end of Cliffe High Street opposite St Thomas' church and close to the junction of Malling and South Street. This busy thoroughfare boasts a good selection of independent shops and restaurants. Lewes is the historic county town of East Sussex and benefits from direct fast trains to London Victoria (1hr 8m).

description

The maisonette has been newly converted above and to the rear of a commercial unit on the ground floor. The flat features a large open plan living room with fully integrated kitchen with Bosch fittings, electric heating system, solid wood floors and entry phone system.

accommodation

First Floor

Large entrance hall with entry phone system

Kitchen/Living room: 25'10 x 9'8 max (6.00m x 2.98m max) with integrated appliances

Bedroom 3: 13'6 x 7'6 (4.14m x 2.32m)

Bathroom: 8'2 x 7'4 (2.50m x 2.25m)

Second Floor

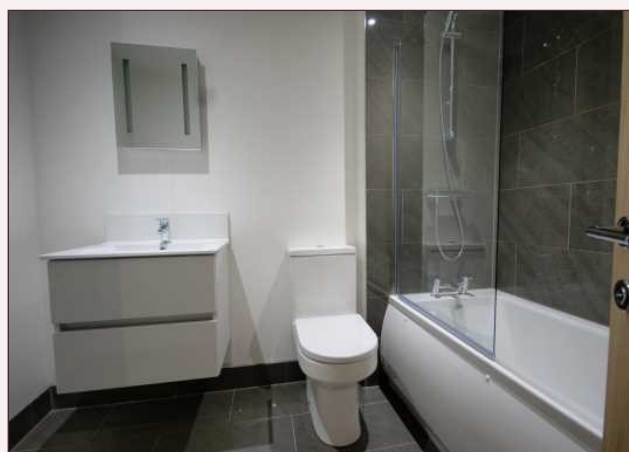
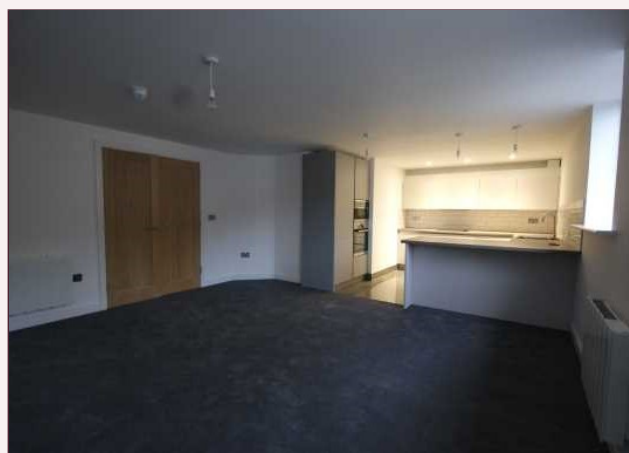
Bedroom 1: Skellings and Velux window 14'0 x 11'0 (4.27m x 3.35m) with en-suite shower room

Bedroom 2: Skellings and Velux window 15'5 x 12'5 (4.72m x 3.81m)

EPC Rating E

lease

New 125 year lease



guide price*

£275,000 - £300,000 (plus fees)

solicitors

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