



25 Meeching Place, Church Hill, Newhaven

OIRO £195,000 Leasehold

Description

A spacious first floor flat in this former convent building. Accommodation comprises a double aspect living room, 2 double bedrooms, a fitted kitchen and a modern bathroom. The flat benefits from sealed unit double glazing, gas fired central heating and is sold with the added benefit of no upward chain. Located conveniently close to the town centre and local schools, early viewing is recommended.

Opening hours & viewing arrangements

Please contact us to make an appointment to view.
We are open from 9am to 5pm Monday to Friday and 9am to 12 noon Saturday.

Mortgage Information

Please visit our website where a mortgage calculator can be found.

YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT
KEEP UP REPAYMENTS ON YOUR MORTGAGE

25 Meeching Place, Church Hill, Newhaven, East Sussex, BN9 9LP

Directional note: From our offices, cross the ring road at the pedestrian crossing into Church Hill. Meeching Place is a short way up the hill on the left hand side.

Accommodation

Exterior steps lead to apart glazed front door opening into:

Hall	Single radiator, smoke alarm.
Living Room	Approximately 13'11" x 11'9" (4.24m x 3.58m) and being double aspect Affording a glimpse of the South Downs. Attractive mock fireplace, satellite TV point, telephone point, 2 double radiators. Coved ceiling, smoke alarm.
Kitchen	Approximately 10'9" x 6'5" plus door recess (3.28m x 1.96m) Good range of white coloured wall and base units with ample wood effect worktop over. Inset stainless steel single drainer sink unit with mixer taps, inset stainless steel 4 burner gas hob with matching extractor unit over and matching fan assisted electric oven below. Space and plumbing for washing machine and dishwasher, further appliance spaces. Wall mounted gas fired combi boiler for central heating and hot water. Concealed fuse box, part tiled walls.
Bedroom 1	Approximately 12'3" x 9'8" (3.73m x 2.95m) Affording a glimpse of the South Downs. Double radiator, coved ceiling, telephone point.
Bedroom 2	Approximately 9'6" x 8'10" (2.90m x 2.69m) Cast iron fireplace, coved ceiling. Double radiator, telephone point.
Bathroom	Modern white suite comprising panelled bath with mixer taps and shower attachment, overhead shower above. Pedestal wash basin with pop-up waste, close coupled WC. Fully tiled walls, heated towel rail, extractor unit.
Lease	Expires in 2165
Maintenance	TBA
Ground Rent	TBA
Council Tax Band	A

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NB: Whilst we endeavour to make our sales particulars accurate and reliable, we have not tested any fixture or items of equipment that may be included in the sale, nor do they form any part of any offer or contract. All measurements are approximate and given as a guide only. If there is any point which is of particular importance to you please contact our office and we will be happy to check the information, particularly if travelling some distance to view the property. Where reference is made to a lease, ground rent and maintenance information, or to planning permission or potential, such information is given in good faith and purchasers should make their own enquiries to the relevant authority.