



1 Badger Close, Portslade, East Sussex, BN41 2EQ

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‘Offers in Excess of’ £350,000

“*An extended two bedroom house in a popular cul-de-sac location with useable loft area & private drive*”

Hyman Hill are delighted to offer for sale this extended two bedroom end of terraced house situated in a favoured cul-de-sac within a desirable residential location.

In brief, the accommodation comprises to the ground floor; separate lounge to front with spacious under stairs storage cupboard and a modern fitted kitchen with archway leading to a full width double glazed conservatory creating a lovely dining room. To the first floor is the master bedroom with access to a separate dressing room and staircase leading to a useable loft area with eaves storage. There is also the second bedroom and a family bathroom. Externally the property benefits from a rear garden laid to decking with access to a timber storage shed and side access gate. Immediate outside the property is a private driveway affording off road parking for two vehicles.

The location has easy access to both the A27/A23 local road networks and bus routes to and from the town centre making it ideal for commuters. For those who enjoy an evening stroll, Foredown Tower and public footpaths onto the South Downs are within walking distance. Primary and secondary schools within walking distance as is Sainsbury's superstore located 1 mile away.

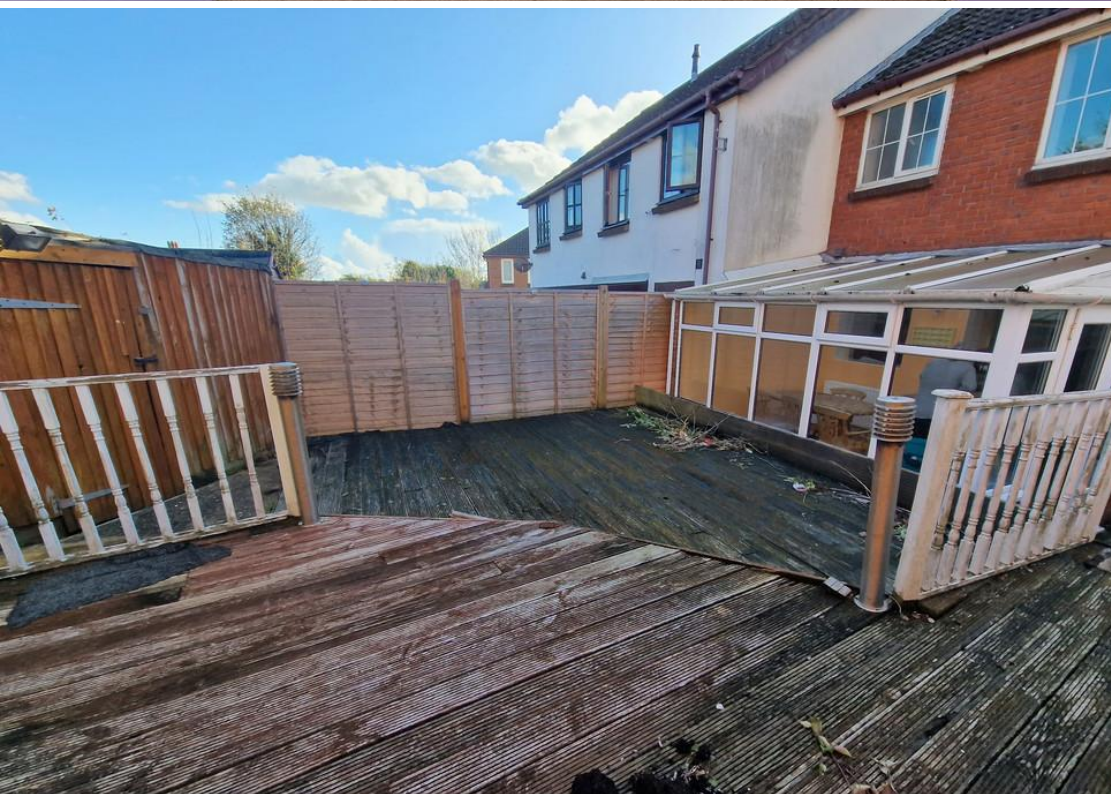
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- Extended end of terrace home in popular cul-de-sac location
 - Two bedrooms
 - Useable converted loft area
 - Double glazed conservatory
 - Modern fitted kitchen & bathroom
 - Master bedroom with dressing room
 - Private driveway for two vehicles
 - No on-going chain / easy reach of A27/M23

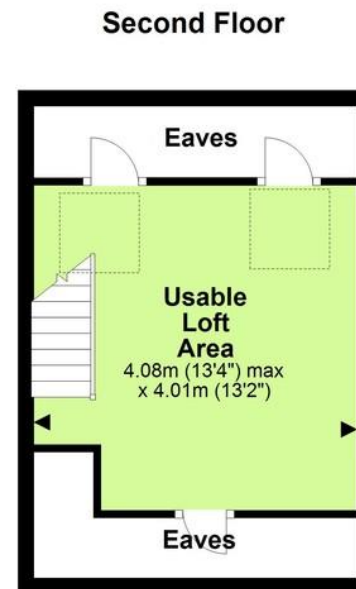
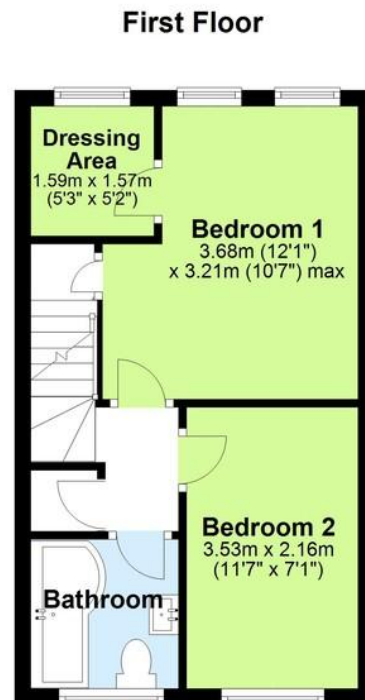
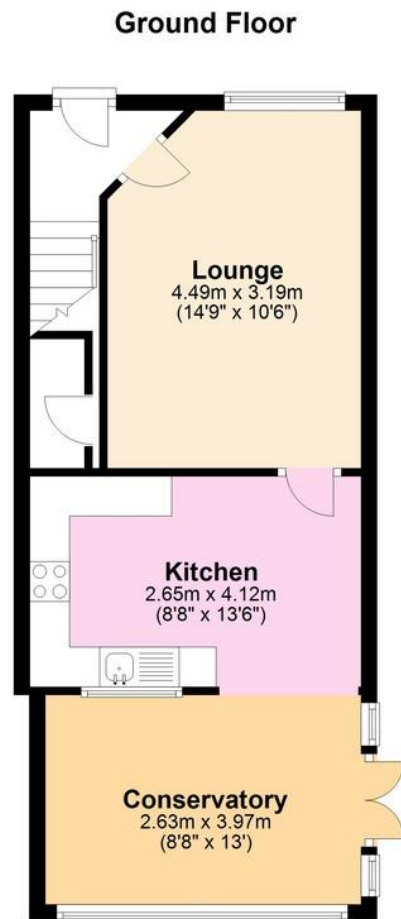












Total area: approx. 95.1 sq. metres (1023.2 sq. feet)

For illustrative purposes only. Not to scale.
Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Useful Information

Council Tax: Band C £1,980.36
(2023/2024)

Tenure: Freehold

Brighton & Hove City Council



To book a viewing, or a valuation of your own property, get in touch with one of our experts.

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