



Dunvan Close, Lewes, East Sussex, BN7 2EY
Asking Price £399,950

34 Dunvan Close, Lewes, East Sussex, BN7 2EY

Three bedroom end of terrace house with south facing garden and garage occupying an elevated position with views across farmland to Hamsey Church.

The Property

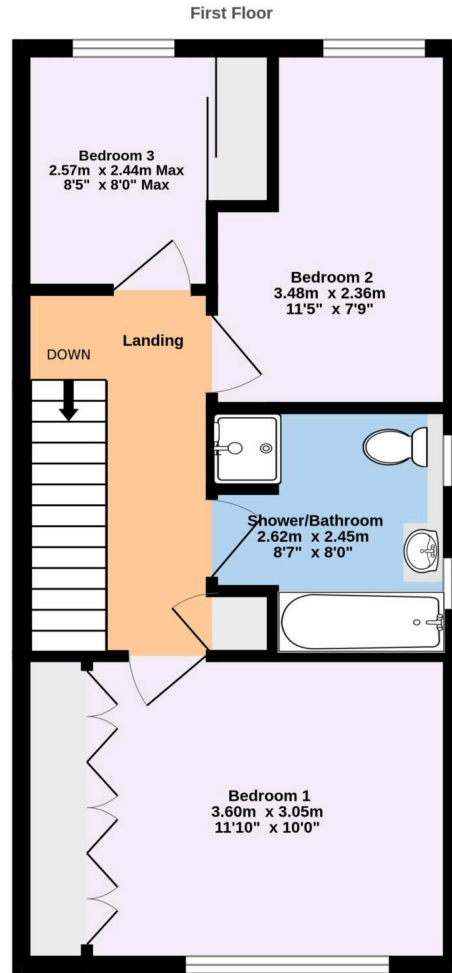
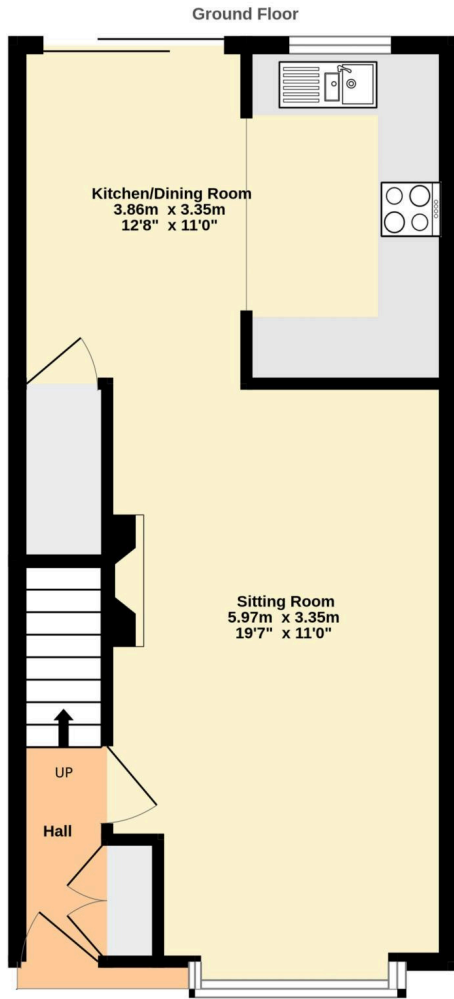
The Canopied entrance porch has a front door leading to the entrance hall which houses a double cupboard with coat hooks and storage. The lounge/dining room has a large square bay window to the front with fantastic views to Hamsey Church. Offset dining area with under stairs storage cupboard with shelving. Opening to kitchen fitted with an excellent range of wooden units with a worksurface extending to include a one and a half bowl sink unit with mixer taps, concealed Worcester boiler, Inset Belling electric hob, oven and extractor hood above. Matching splashback to worksurface, space and plumbing for washing machine and space for fridge and freezer. Sliding doors to garden from the Dining Room. On the first floor landing is a hatch access to loft space and doors to all three bedrooms. Bedroom One with a magnificent view straight across farmland to Hamsey Church and a full wall of wardrobes with storage above. Bedroom two has a window to the rear with a wardrobe and bedroom three has a window to the rear and mirror fronted wardrobes. The bathroom is fitted with a suite comprising of a panelled bath, wash handbasin with cupboard below and low level W/C.

The garden has a southerly aspect and is arranged as a paved patio for table and chairs and an 'Astro-turf' lawn for ease of maintenance. The garden is enclosed with wooden fencing and has a side access gate. It offers a good degree of privacy. The garage is close by and has an up and over door.

The Location

Lewes is the county town of East Sussex, nestled within the South Downs National Park, with a direct fast train service to London. The station offer links to London in just over an hour and Brighton in under 20 minutes. The town offers an excellent range of shops including 2 prime supermarkets, Waitrose and Tesco, along with a variety of independent medieval and Georgian high street shops. Depot Cinema is a new state of the art three screen community cinema screening a variety of new releases, documentaries, classics & films for all the family. Additionally, Lewes offers a wide range of popular cafe's, old inns and restaurants as well as a farmers market held the first weekend of every month. The internationally recognised Glyndebourne Opera House is located approx 4 miles from Lewes. High quality sports facilities including Pool , Track, Tennis as well as County and Regional teams representing Football, Rugby, Cricket and Hockey offering great opportunities for adults and children alike. Highly regarded infant and primary schools are an easy walk as are Priory Secondary School, Sussex Downs College and Lewes Old Grammar School.

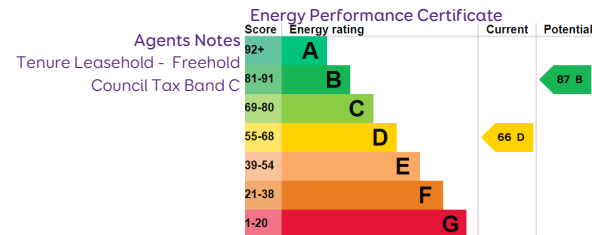




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TOTAL FLOOR AREA : 73.1 sq.m. (787 sq.ft.) approx.

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