





10 Sycamore Way

A well presented three / four bedroom family semi detached house offering versatile living accommodation with a garage conversion that can adapt into the fourth bedroom or a home office treatment room etc. within 10 minutes walk of Hassocks village and schools, local amenities and mainline station.

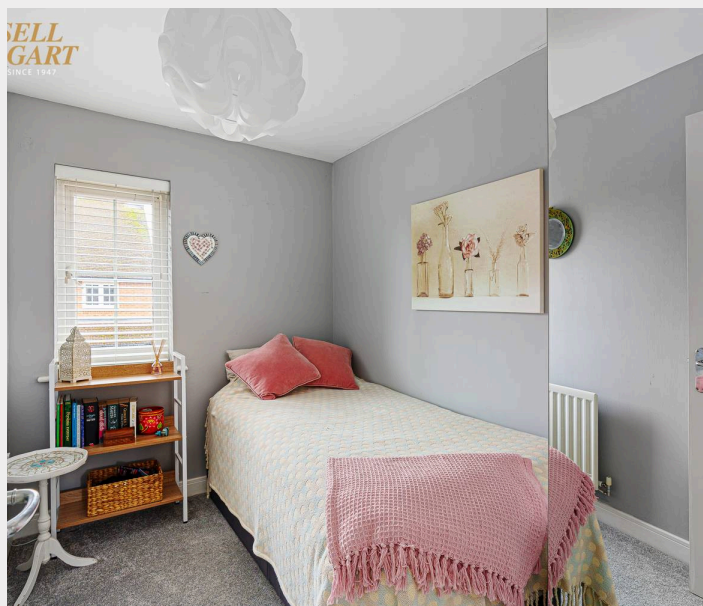
- Three / Four bedroom well presented semi detached house
- Service Charge £38.00 per month
- Off road parking
- Large rear garden with gated access
- Downstairs WC
- Master bedroom with ensuite shower room
- Family bathroom
- Kitchen breakfast room
- Garage conversion
- EPC: C Council Tax: D

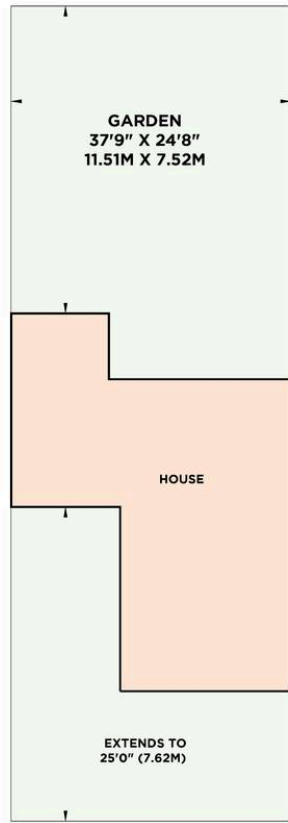


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The front door opens into the entrance hall with a door leading to the main reception room and downstairs WC. The lounge diner has stairs rising to the first floor and a door leading into the kitchen breakfast room which has a selection of eye level and base units, integrated appliances including washing machine, dishwasher, fridge freezer, four ring gas hob, oven and grill, and a large understairs cupboard. French doors lead onto the rear garden and double doors into the cleverly converted garage room currently used as fourth bedroom.

On the first floor there is a landing with a loft hatch, airing cupboard, two double bedrooms one of which having an en suite shower room and built in wardrobes, and a single bedroom, a family bathroom with fitted suite. Outside the large rear garden is fully enclosed with gated access at the rear, mainly laid to lawn with surrounding beds, trees and shrubs with a patio area from the French doors. At the front there is a private driveway with off road parking.



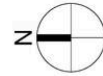


Site Plan

BESPOKE

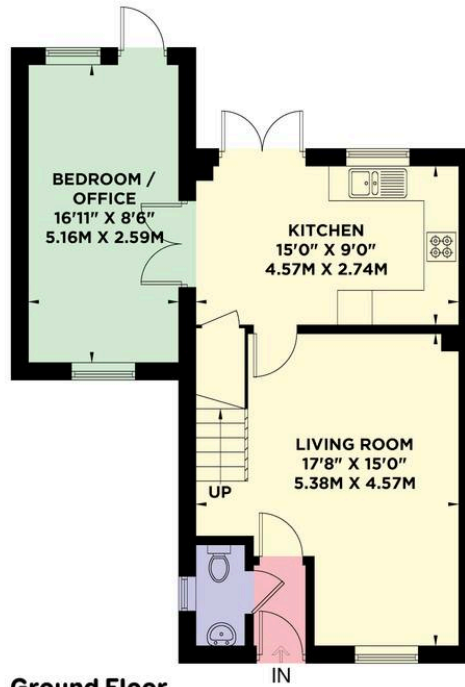
PROPERTY MARKETING

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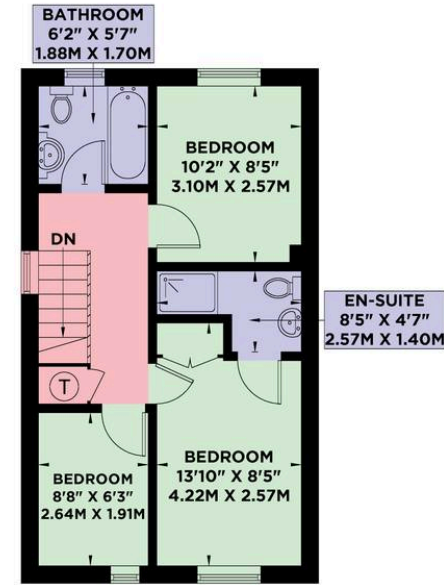


10 SYCAMORE WAY

APPROXIMATE GROSS INTERNAL AREA
90 sq m / 967 sq ft



Ground Floor
 52.2 sq m / 561 sq ft



First Floor
 37.8 sq m / 406 sq ft

- CH Ceiling Height
- T Hot Water Tank
- FF Fridge / Freezer
- Head Height Below 1.5m
- Measuring Points
- S Storage Cupboard
- W Fitted Wardrobes
- G Garden Shortened for Display
- B Boiler
- Skylight



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