



18 Old Orchard Place, Hailsham

Hailsham

Guide Price £275,000



## 18 Old Orchard Place

Hailsham, Hailsham

A beautifully presented two-bedroom semi-detached bungalow, set in a highly sought-after location and offering spacious, well-maintained accommodation throughout.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Two bedroom semi detached bungalow
- Fitted kitchen with stable door
- Garage to the rear with additional hard standing with EV charging port
- Conservatory backing onto the rear garden
- Convenient location with short walk to town and bus routes
- Modern shower room



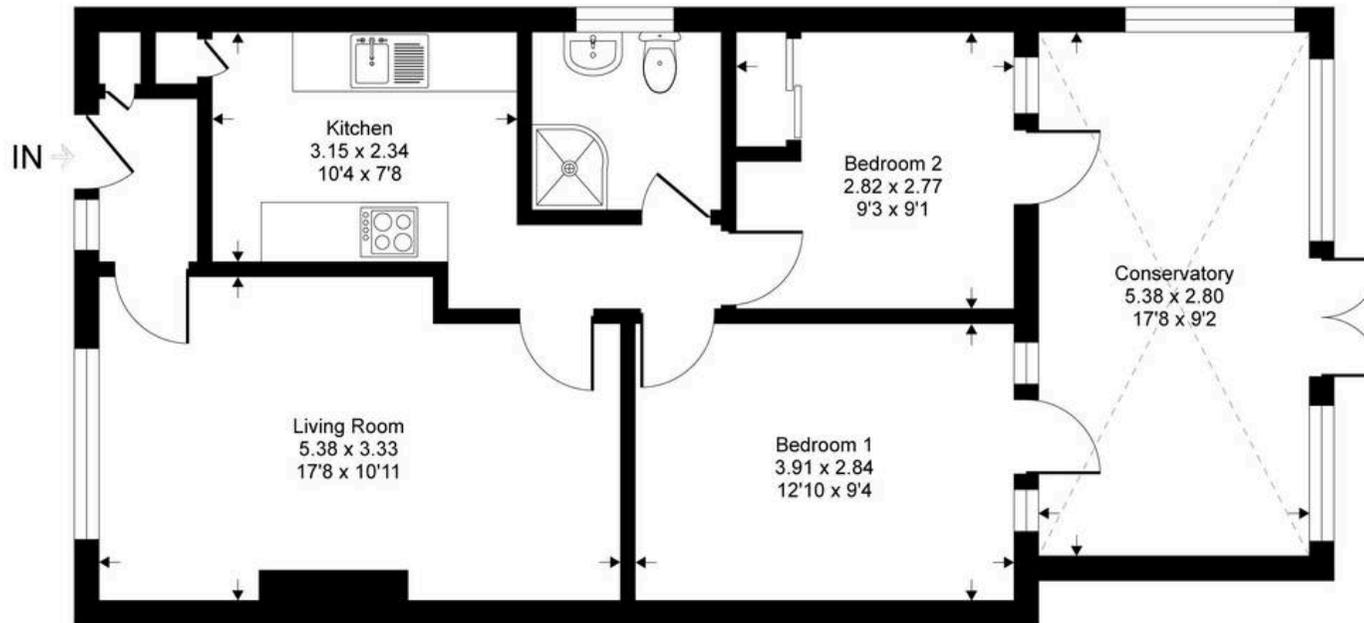
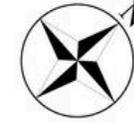
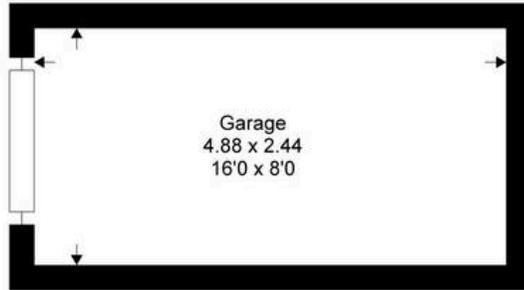
A beautifully presented two-bedroom semi-detached bungalow, set in a highly sought-after location and offering spacious, well-maintained accommodation throughout. The property features a bright and welcoming living room with a feature fireplace, a well-fitted kitchen with built-in cooker and charming stable-style door providing access to the side. An inner hallway leads to two double bedrooms, both offering direct access into the generous conservatory, which spans the rear of the property and provides a wonderful additional living and dining space overlooking the garden. The second bedroom also benefits from built-in storage, while the family shower room is well-appointed with a modern suite. Externally, the bungalow boasts front and rear gardens, with the rear enjoying a sunny aspect and offering plenty of space to relax or entertain. Double doors from the conservatory lead directly out to the garden. A garage at the rear provides secure parking or storage, while additional hard standing to the front offers further off-road parking. The property also benefits from UPVC double glazing throughout and gas central heating, making it warm, energy-efficient, and comfortable year-round. This lovely home is ideal for those seeking easy, single-level living in a peaceful yet convenient location and is offered in excellent condition throughout.





# Old Orchard, BN27

Approximate Gross Internal Area = 71.6 sq m / 771 sq ft  
Approximate Garage Internal Area = 11.8 sq m / 128 sq ft  
Approximate Total Internal Area = 83.4 sq m / 899 sq ft



**Ground Floor**

This floor plan is for representation purposes only as defined by the RICS code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes.



## Charles Century Estate Agents

Unit 1 The Quintins North Street, Hailsham - BN27 1DP

01323302226 • [hailsham@charlescentury.co.uk](mailto:hailsham@charlescentury.co.uk) • [charlescentury.co.uk/](http://charlescentury.co.uk/)

CHARLES  
CENTURY  
ESTATE AGENTS