



434 South Coast Road, Telscombe Cliffs, BN10 7BE  
£675,000

**CarruthersandLuck**  
SalesandLettings



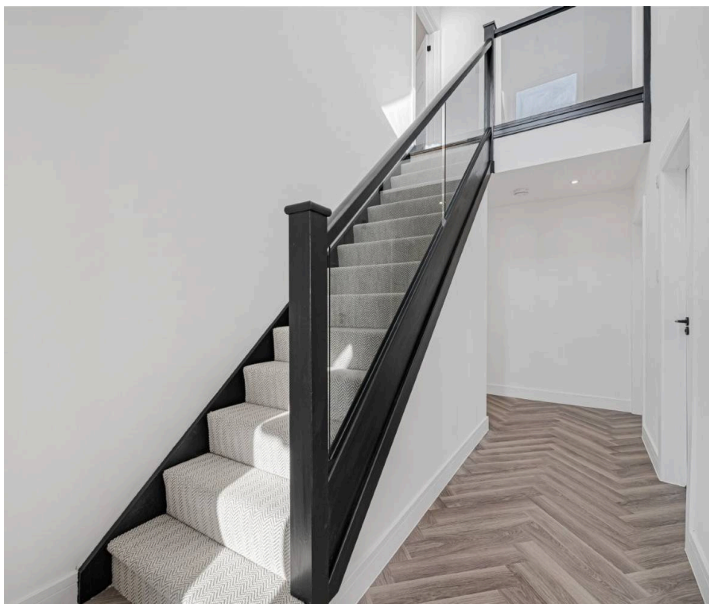


## 434 South Coast Road

### Telscombe Cliffs

Occupying a spectacular seafront position with uninterrupted views across the English Channel, this outstanding four-bedroom detached chalet bungalow has been extensively refurbished and thoughtfully extended to offer luxurious living throughout. Situated in a highly sought-after location, the property provides convenient access to local shops, reputable schools, and regular bus routes to Brighton city centre.

Upon entering, you are welcomed by an impressive entrance hall and landing, accentuated by a striking vaulted ceiling that creates a sense of space and grandeur. The south-facing living room is bathed in natural light and offers breathtaking sea views, making it a perfect setting for relaxation or entertaining guests. The heart of the home is the quality fitted kitchen, complete with modern appliances, sleek cabinetry, and generous countertop space, complemented by a separate utility room offering additional storage and laundry facilities. Each of the four double bedrooms is generously proportioned, providing ample space for furnishings and personalisation, while three luxury bathrooms are finished to an exceptional standard, featuring contemporary fixtures, designer tiling, and underfloor heating for ultimate comfort. The master suite has its own fitted dressing room and En-suite shower room.



**CarruthersandLuck**  
SalesandLettings



# 434 South Coast Road

## Telscombe Cliffs

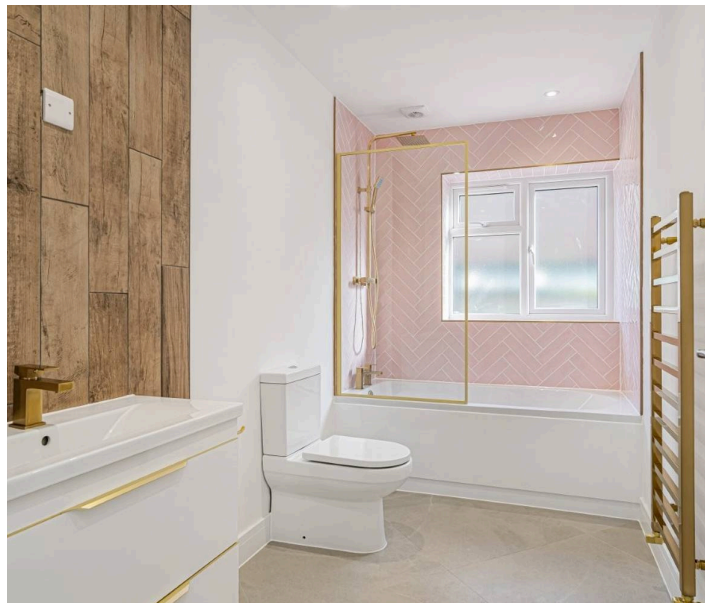
The versatile layout allows for flexible use of space, with potential to adapt a bedroom as a home office or study. The property benefits from double glazing, efficient central heating, and high-quality flooring throughout, ensuring a warm and inviting atmosphere year-round. Planning permission has been granted to excavate the front and create parking for two to three cars, further enhancing the practicality of this exceptional home. The location also offers immediate access to scenic walks along the picturesque clifftops, the nearby beach, and the rolling South Downs, providing a wealth of leisure opportunities for nature lovers and outdoor enthusiasts. This is a rare opportunity to acquire a beautifully presented, turnkey bungalow in a prime coastal setting, combining contemporary elegance with every-day convenience.

There is an exhaustive list of improvements that have been made that include complete remodeling, replastering, new wiring, plumbing and heating, new windows and a new roof, along with many other other items. High quality fittings in the Kitchen and all of the bathrooms really make the property what it is. The property has the benefit of full planning permission granted to excavate the front garden to form parking for 2/3 cars.

Council Tax band: D

Tenure: Freehold

EPC: TBC



# 434 South Coast Road, BN10 7BE

Approximate Gross Internal Floor Area = 146.78 sq m / 1580 sq ft

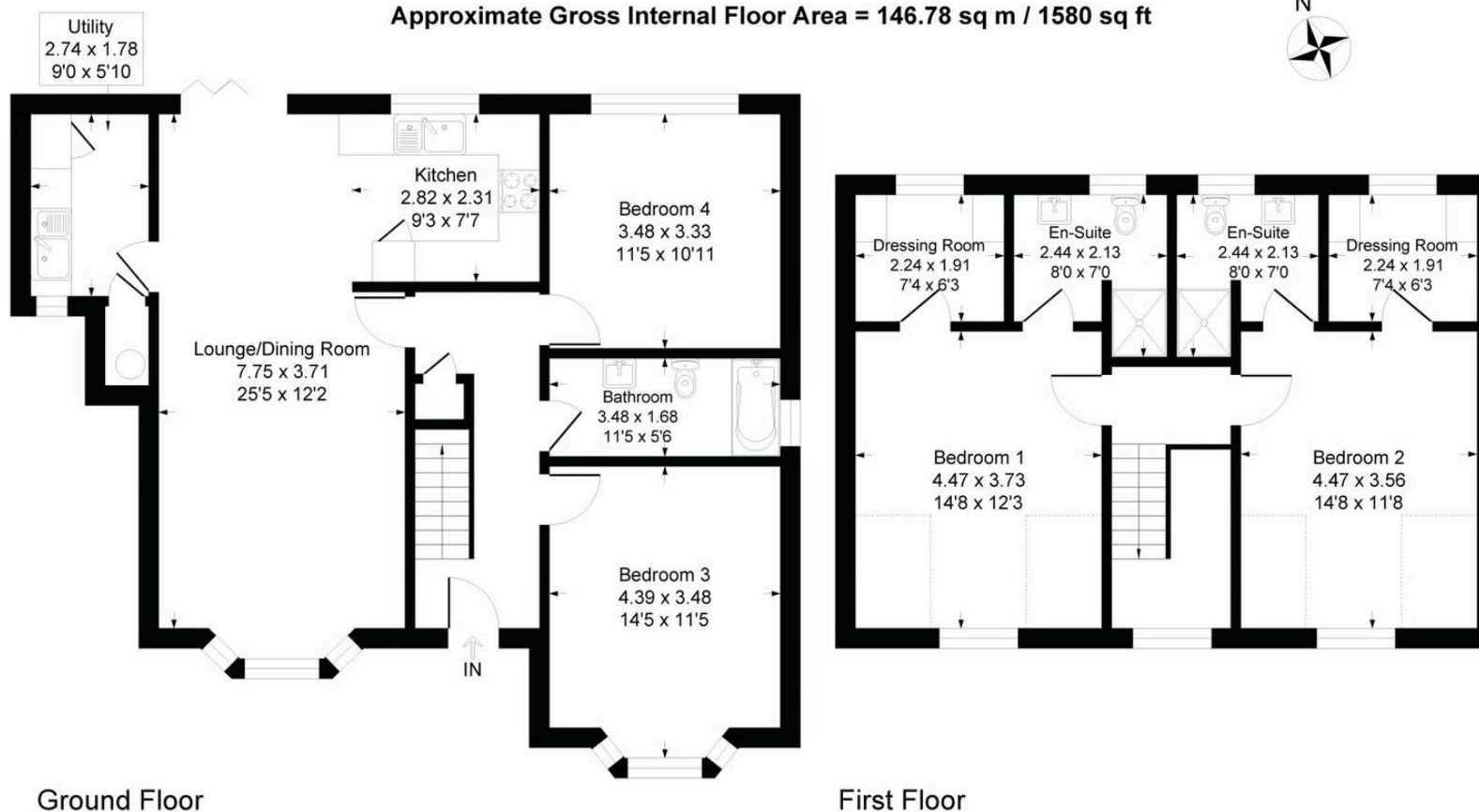


Illustration for identification purposes only, measurements are approximate, not to scale

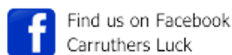
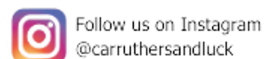
## Carruthers and Luck Sales and Lettings

Carruthers & Luck, 233A South Coast Road – BN10 8LD

01273 585001

[sales@carruthersandluck.co.uk](mailto:sales@carruthersandluck.co.uk)

[www.carruthersandluck.co.uk](http://www.carruthersandluck.co.uk)



These particulars are prepared diligently and all reasonable steps are taken to ensure their accuracy. Neither the company or a seller will however be under any liability to any purchaser or prospective purchaser in respect of them. The description, Dimensions and all other information is believed to be correct, but their accuracy is no way guaranteed. The services have not been tested. Any floor plans shown are for identification purposes only and are not to scale Directors: Paul Carruthers Stephen Luck



**CarruthersandLuck**  
SalesandLettings