



£325,000 Offers In Excess Of

Green Wall, Lewes, BN7

Semi-Detached House | 2 Bedrooms | 1 Bathroom

01273 812611



www.shelleystates.co.uk



Step Inside

Key Features

- Beautifully presented home
- Good sized modern kitchen with doors to patio garden
- 2 double bedrooms
- Updated family bathroom
- Many original features
- Wood burning stove
- Original fireplaces in both bedrooms
- Lovely views over the Downs
- Residents Parking

Property Description

Shelleys Estates are delighted to bring this lovely, semi detached cottage to market. Situated in the heart of Lewes close to all local amenities. To arrange an early viewing please call us on 01273 812611.

Main Particulars

Shelleys Estates are delighted to bring this absolutely charming 2 bedroom semi detached cottage to market. Situated in Green Wall right in the heart of the town and close to shops, restaurants, bars and the train station.

The property comprises a sitting room, modern kitchen with small extension and double doors to a small garden, a good sized family bathroom and two double bedrooms. We highly recommend an early viewing of this home.

Through the front door into the

Sitting room

This is a bright cosy room with a window overlooking the front of the property. This lovely room has a wood burning stove with a large cupboard with original doors in one alcove and shelving and a smaller cupboard in the other. Engineered oak flooring.

Kitchen/Breakfast Room

This is a modern, bright kitchen with the addition of a small extension with a glass roof which floods the room with light and bi-fold doors leading onto a small patio. There is a good array of wall and base units, stainless steel sink and drainer with mixer tap. 4 burner electric hob with extractor above and oven and grill below. Space for washing machine and dishwasher. Engineered oak flooring. A large understairs cupboard currently houses the fridge freezer. There is also additional cupboard space under the stairs. Stairs ascending to the first floor at the end of the kitchen.

This fabulous small extension provides space for dining and entertaining and there is also underfloor heating in this area.

Master Bedroom

This good sized double bedroom is on the 2nd floor with a window to the front of the house with fabulous views over the Downs as well as a velux window bringing more light into this room. Original fireplace. Eaves storage. Carpets.

Bedroom 2

Another good sized double bedroom with window to the front of the house and original fireplace. Carpets.

Family Bathroom

Full sized pea shaped bathed with double head shower above, low level WC and wash basin. Floor to ceiling wall tiles with matching floor tiles. Window overlooking the side of the house. This is a generously proportioned, modern bathroom.

Patio Garden

This is a charming sunny spot leading off the kitchen providing space to sit and relax. Astro turf. Log store. There is also access directly from Green Wall to the garden as well as direct access from the kitchen.

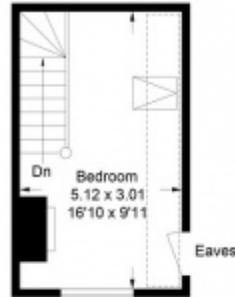
Residents parking at the end of Green Wall.

This is a delightful property, presented to a high standard offering modern living accommodation in a period property in the heart of Lewes. Call Shelleys Estates on 01273 812611 to arrange an early viewing.



Green Wall, Lewes, BN7 2NX

Approximate Gross Internal Area = 58.7 sq m / 632 sq ft

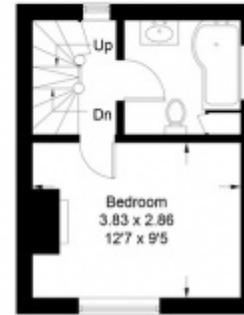


 = Reduced headroom below 1.5m / 5'0

Second Floor



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.
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This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Telephone: 01273 812611



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