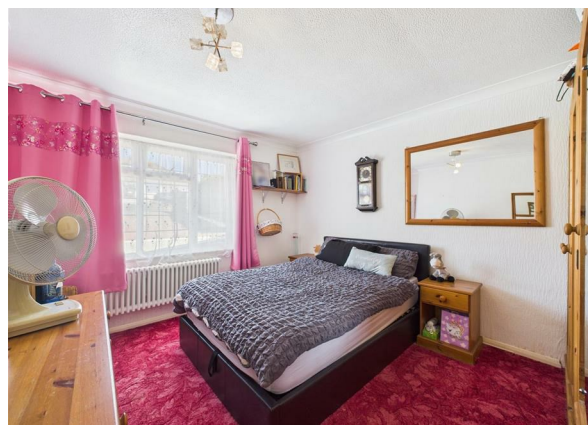


Fairlight Avenue, Telscombe Cliffs, Peacehaven, BN10 7BN  
Asking Price £795,000



**Fairlight Avenue, Telscombe Cliffs, Peacehaven, BN10 7BN**

**Asking Price £795,000**

**Council Tax Band: D**

This IMPRESSIVE detached family home offers a remarkable blend of space, comfort, and VERSATILITY. With SIX WELL PROPORTIONED bedrooms and with the option for ANNEXE accommodation, this property is perfect for families seeking room to grow. The accommodation is thoughtfully designed to provide ample space for relaxation and entertainment throughout.

Conveniently located close to the South Coast Road, this home is well-connected for travel to Brighton and beyond, making it an ideal choice for commuters and those who enjoy the vibrant city life. This property truly represents a unique opportunity to acquire a spacious family home in a desirable location, offering both comfort and practicality.

The heart of the home is a well-equipped kitchen/dining room, complemented by a convenient utility room, making daily living a breeze. The property boasts four modern bathrooms, ensuring that everyone has their own space. Additionally, the large one-bedroom self-contained annexe offers flexibility, whether for guests, extended family, or as a potential rental opportunity.

For those who appreciate outdoor living, the property includes generous under house storage area, a large workshop, jacuzzi and even an above ground pool, perfect for unwinding after a long day. The private off-street parking accommodates up to five vehicles and features an electric vehicle charging point, catering to modern needs.

**First Floor Living Room**

27'1 x 13'5 (8.26m x 4.09m)

**Kitchen/Dining Room**

23'6 x 11' (7.16m x 3.35m)

**Utility Room**

8'10 x 5'2 (2.69m x 1.57m)

**Bedroom One**

16'3 x 11'5 (4.95m x 3.48m)

**En Suite**

8'4 x 6'3 (2.54m x 1.91m)

**Ground Floor Bedroom**

12'5 x 9'5 (3.78m x 2.87m)

**Annexe Living Room**

15'4 x 10'9 (4.67m x 3.28m)

**Annexe Kitchen**

11'10 x 8'9 (3.61m x 2.67m)

**Annexe Bedroom**

12'2 x 10'4 (3.71m x 3.15m)

**Bedroom**

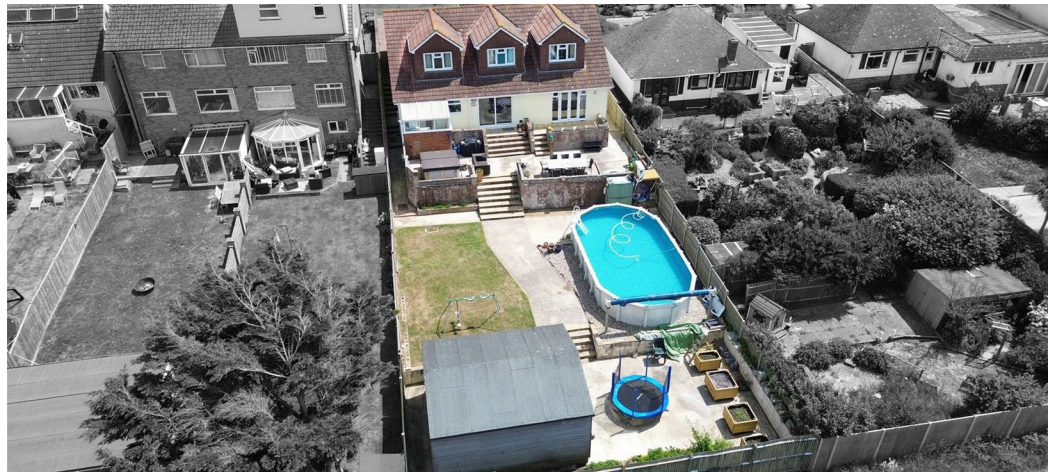
14'11 x 10'8 (4.55m x 3.25m)

**Bedroom**

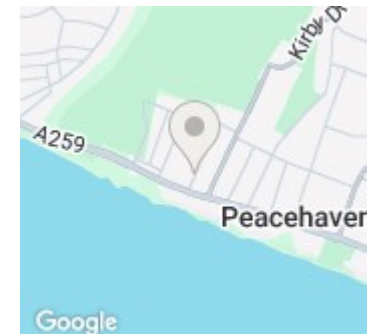
12'8 x 10'7 (3.86m x 3.23m)

**Bedroom**

16' x 9'8 (4.88m x 2.95m)



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	75	82
England & Wales		EU Directive 2002/91/EC