

High Street, Lewes, East Sussex, BN7 2AF

Asking Price £355,000

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A light and spacious first floor two bedroom apartment perfectly positioned in a central Lewes. Features include views across the high street, allocated parking, and no onward chain.

The Property

This first floor apartment offers a practical and convenient home in Lewes Town centre. Stairs rise to the communal entrance hall and then there is a solid wood front door. The entrance hall is very spacious with ample room for coats and shoes and very useful walk-in storage room. Further inner hall where there is room for a slim desk, hatch to loft space. The property includes two bedrooms with the main bedroom being particularly large with four windows to the front. Spacious bathroom with a white suite with a paneled bath with shower over.

The apartment provides light and spacious accommodation. The reception room offers a comfortable area for daily living with a feature original wooden fireplace and views to the front overlook Cliffe Bridge, the river, and the Riverside. The kitchen/dining room is well proportioned, modern units equipped with a fitted gas hob and oven, and provides ample space for dining table and chairs. Wall mounted gas fired boiler and plumbing for washing machine and dishwasher and a space for a large fridge/freezer.

An allocated parking space is included, an advantage in this central location which can be found at the rear of the property. The pedestrianised setting ensures easy access to local amenities, shops, and transport links.

This property presents an opportunity to acquire a well located, spacious, and functional home in Lewes. With features such as river views, allocated parking, and no onward chain.

The Location

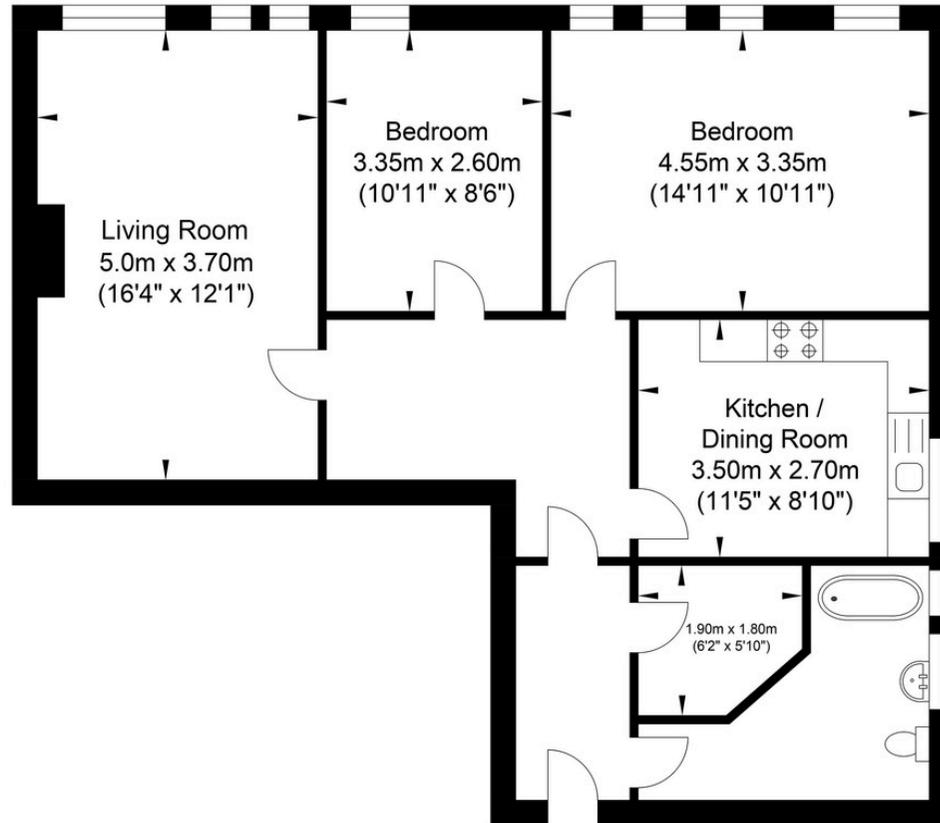
Lewes is the county town of East Sussex, nestled within the South Downs National Park, with a direct fast train service to London. The station which is within walking distance, offers links to London in just over an hour and Brighton in under 20 minutes.

The town offers an excellent range of shops including 2 prime supermarkets, Waitrose and Tesco, along with a variety of independent medieval and Georgian high street shops. Depot Cinema is a new state of the art three screen community cinema screening a variety of new releases, documentaries, classics & films for all the family. Additionally, Lewes offers a wide range of popular cafe's, old inns and restaurants as well as a farmers market held the first weekend of every month.

The internationally recognised Glyndebourne Opera House is located approx 4 miles from Lewes. High quality sports facilities including Pool, Track, Tennis as well as County and Regional teams representing Football, Rugby, Cricket and Hockey offering great opportunities for adults and children alike. Highly regarded infant and primary schools are an easy walk as are Priory Secondary School, Sussex Downs College and Lewes Old Grammar School.



High Street, Lewes



Ground Floor
Approximate Floor Area
823.54 sq ft
(76.51 sq m)

Approximate Gross Internal Area = 76.51 sq m / 823.54 sq ft

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

Agents Notes

Tenure - Leasehold

Ground Rent - £0

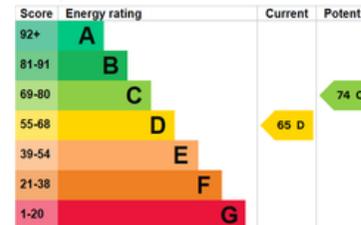
Annual Service Charge - £871.80

Lease - 995 Years Left

EPC - D

Council Tax Band - C

Energy Performance Certificate



Please note:

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