John Hilton

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Est 1972

Saxon Close, Saltdean, BN2 8GA

Approximate Gross Internal Area = 250.4 sq m / 2695 sq ft
Store = 2.1 sq m / 23 sq ft
Total = 252.5 sq m / 2718 sq ft
(Including Garage)

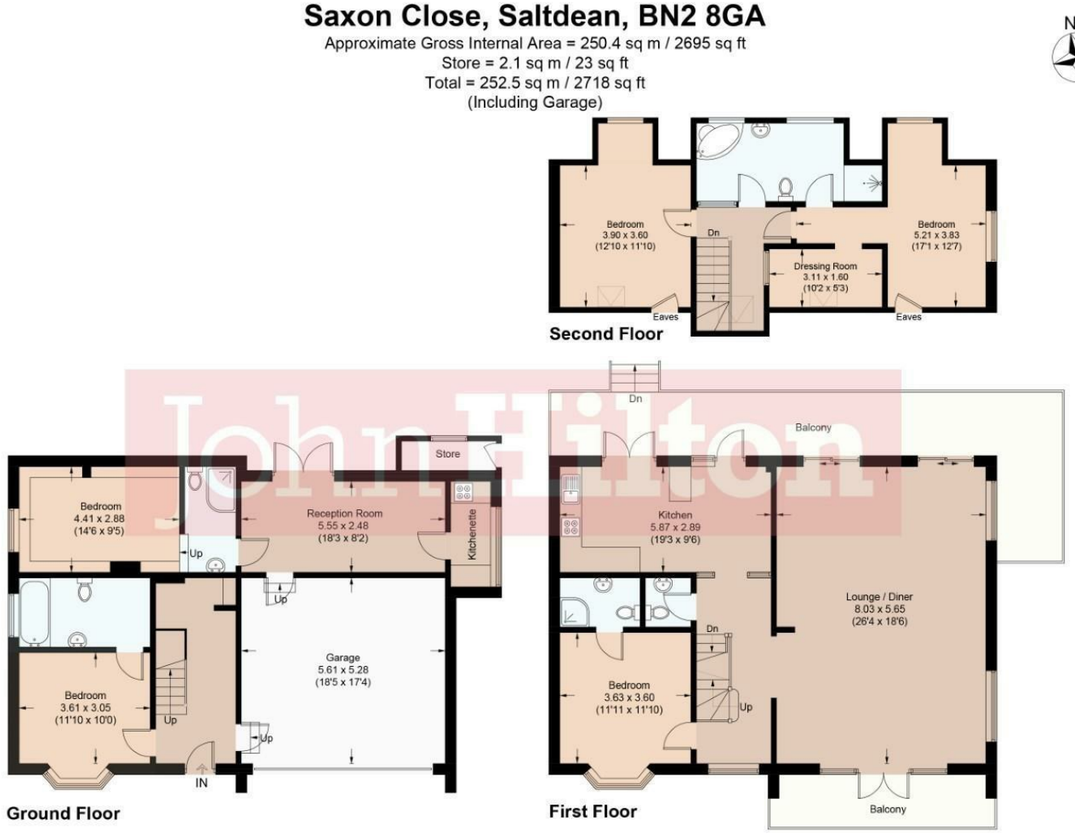


Illustration for identification purposes only, measurements are approximate, not to scale.
Imageplansurveys @ 2025



Total Area Approx 2692.00 sq ft

8 Saxon Close, Saltdean, BN2 8GA

To view, contact John Hilton:
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01273 608151 or sales@johnhiltons.co.uk

Guide Price £800,000 Freehold

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8 Saxon Close
Saltdean, BN2 8GA





*** GUIDE PRICE £800,000-£850,000 ***

An attractive Regency-style detached house commanding an elevated position within a cul-de-sac location, offering stunning panoramic views across Saltdean to the sea and South Downs National Park. This spacious and versatile five-bedroom house of over 2,600 sq ft is conveniently located within walking distance of shops, the beach, Saltdean Lido, Saltdean Primary School and regular bus services into Brighton.

The property is approached via a block-paved double-width driveway providing off-road parking for two vehicles, leading to a double garage with up-and-over door, and the front garden with palm tree and mature shrubs offers gated side access to the rear garden.

The spacious entrance hallway opens into a ground floor double bedroom with en-suite bathroom and a utility area. There is also internal access to the double garage which houses the 'Worcester' boiler. Furthermore, there is a one-bedroom annexe that runs across the rear of the property with a lounge, kitchenette, bedroom and shower room, benefitting from the stunning views as well as access to the double garage and decked rear garden.

The bright first floor landing with a Westerly double glazed window gives access to the triple aspect living/dining room with oak engineered flooring which is flooded with natural light and offers magnificent views of the sea and the South Downs. Two sets of double doors lead onto a wrap-around terrace to the rear of the property with stunning panoramic coastal and downland views, and a further set of double doors opens onto an additional West-facing balcony to the front.

A separate modern kitchen is fitted with high-gloss wall and base units, black granite work surfaces, matching black-tiled splashbacks, inset sink with mixer tap, integrated dishwasher and integrated four-ring gas hob with oven below and extractor hood over with stainless steel splashback. Double-glazed doors open onto the wrap-around terrace with stairs down to the rear garden.A double bedroom with en-suite shower room and additional WC complete the first floor accommodation.

The second floor accommodation benefits from panoramic downland views and comprises two double bedrooms – one with dressing room and en-suite Jack and Jill bathroom which can also be accessed from the landing.

The sunny, low-maintenance rear garden has a decked area with sunken pool and raised shrub and flower beds with paved patio area and further decked entertainment area.

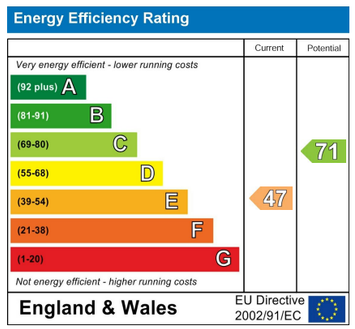
This impressive property makes an ideal family home, perfect for dual family living.

BEING SOLD WITH NO ONWARD CHAIN – VIEWINGS HIGHLY RECOMMENDED!









Council Tax Band: **F**

- Five Bedroom Detached House
- Separate Annexe
- Spacious Triple Aspect Living/Dining Room
- Three Bathrooms
- Sea & Downland Views
- Double Garage
- Double Glazed Throughout
- Family Suited
- Close to Local Amenities & Bus Services
- NO ONWARD CHAIN

The mention of any appliances and/or services in this description does not imply they are in full and efficient working order and prospective purchasers should make their own investigations before finalising any agreement to purchase. The above details are intended for information only and do not constitute an offer or form part of a contract