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BURGESS & CO.

2 Blackfields Avenue, Bexhill-On-Sea, TN39 4JL

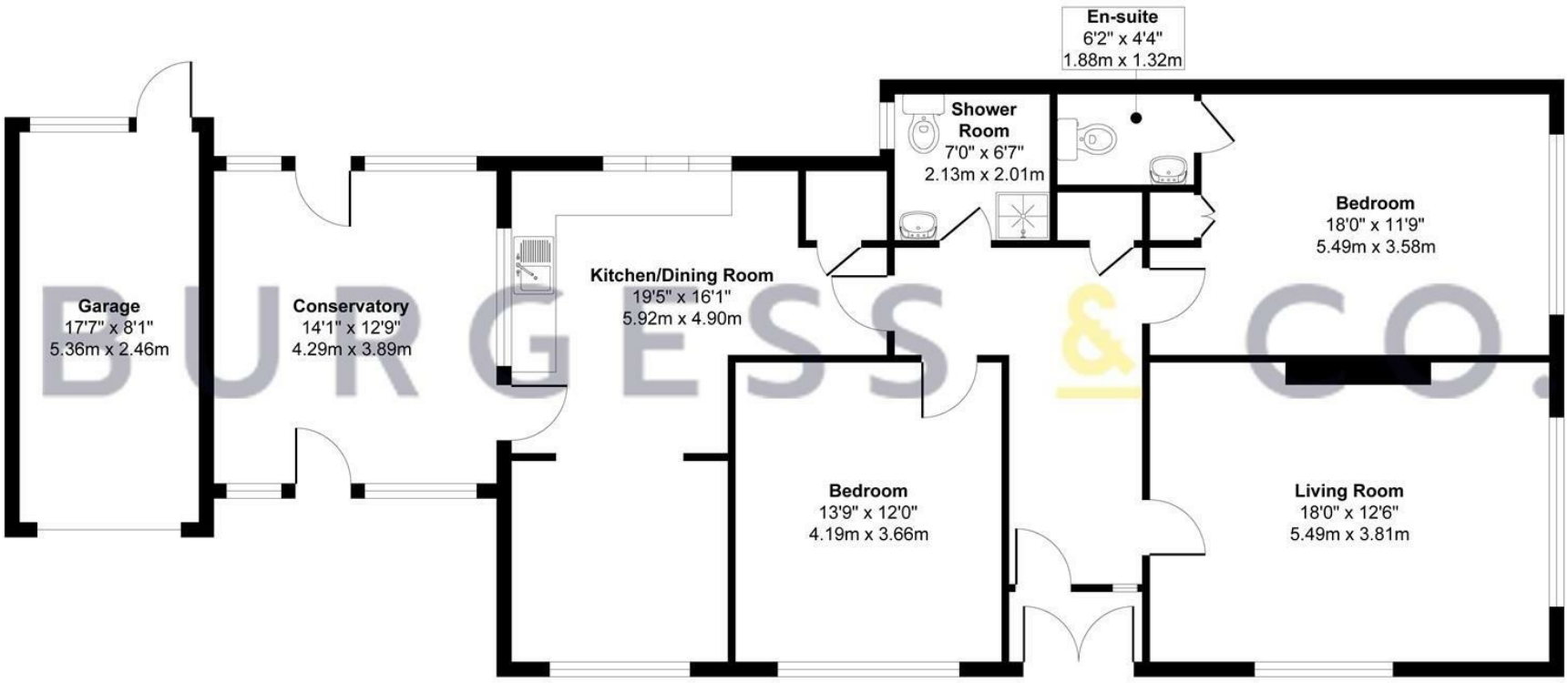
£375,000 Freehold

01424 222255

Blackfields Av

Approximate Gross Internal Floor Area
1476 sq. ft / 137.12 sq. m





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£375,000 Freehold

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CHAIN FREE Burgess & Co are pleased to offer to the market this two bedroom semi-detached bungalow occupying a corner plot and built by local builders R.A. Larkin. Located in a favoured area in West Bexhill being within close proximity to local bus services, Highwoods Golf Club and within half a mile of Little Common Village with its shops, doctors surgery and popular primary school. Bexhill Town Centre is also within two miles offering further shops, restaurants, mainline railway station and the seafront. The property is in need of updating and the generous accommodation comprises a porch, an entrance hall, a dual aspect living room, a kitchen/dining room, a conservatory, two double bedrooms one with an en-suite w.c and a shower room. Further benefits include gas central heating, double glazing, a block paved driveway providing parking, a garage, a front garden and a rear patio garden. To be sold chain free with vacant possession. Viewing recommended to appreciate the potential this property offers.

Porch
With door & window to

Entrance Hall
With radiator, loft hatch, fitted cupboard.

Living Room
18'0 x 12'6
With two radiators, feature brick fireplace with coal effect fire, dual aspect with double glazed windows to the front & side.

Kitchen/Dining Room
19'5 x 16'1
Comprising matching range of wall, base & drawer units, inset sink unit, fitted gas hob with extractor hood over, fitted eye level double oven, space for appliances, partly tiled walls, radiator, wall mounted boiler, dual aspect with double glazed window to the side & rear, double glazed door to Conservatory. Open archway to Dining Room with radiator, fitted dresser unit, double glazed window to the front.

Conservatory
14'1 x 12'9
With radiator, polycarbonate roof, dual aspect with double glazed windows & doors to both the front & rear.

Bedroom One
18'0 x 11'9
With radiator, fitted cupboard, double glazed window to the side. Door to

En-suite W.C
Comprising low level w.c, vanity unit with inset wash hand basin, chrome heated towel radiator.

Bedroom Two
13'9 x 12'0
With radiator, double glazed window to the front.

Shower Room
Comprising shower cubicle, wash hand basin, low level w.c, tiled walls, double glazed frosted window.

Outside
To the front the garden is laid to shingle with various mature plants & shrubs, a block paved driveway providing off road parking which leads to a garage. To the rear there is a paved patio garden being enclosed by fencing.

Garage
17'7 x 8'1
With up & over door, window & personal door to the rear.

NB
Council tax band: D

