

**RUSH  
WITT &  
WILSON**



**10 Uplands Close, Bexhill-On-Sea, East Sussex TN39 4EF**  
**£440,000**



**Rush, Witt and Wilson are delighted to welcome to the market this exceptionally well presented four bedroom detached bungalow ideally located in this quiet and sought after cul-de-sac location of the favoured Glenleigh Park. Offering bright and spacious accommodation throughout, the property comprises three double bedrooms with an additional annex providing a fourth bedroom and modern fitted wet room, spacious lounge/diner, modern fitted kitchen with solid granite fitted worktops and integrated appliances, utility room, family bathroom, separate wc and study. Other internal benefits include gas central heating to radiators via a newly fitted combination boiler, some under floor heating and double glazed windows throughout. Externally the property offers beautifully landscaped gardens to three sides of the property and a driveway providing off road parking for multiple vehicles. Conveniently situated in this generous corner plot in this highly desired location, viewing comes highly recommended by the vendors chosen sole agents at Rush, Witt and Wilson to appreciate this immaculate and spacious home in this popular location.**



**Hallway**

Obscured glass panelled double glazed door leading through to hallway, radiator, large cupboard with hanging space and shelving and housing the the electric consumer unit and electric meter, airing cupboard with slatted shelving, access to loft space.

**Lounge/Dinner**

12'1" x 26'1" (3.69 x 7.96)

Triple aspect double glazed windows with front, side and rear elevations, with a side aspect double glazed bay window all with fitted wooded shutters, additional obscured glass panelled port hole style window, two radiators, inset modern gas fire place and wall mounted down lighters.

**Kitchen**

11'9" x 9'3" (3.60 x 2.83)

Double glazed internal window looking through to utility room, open archway giving access in to utility room/rear lobby, moder fitted kitchen with a range of matching wall and base level units with solid granite worktop surfaces, inset single sink with mixer tap and worktop drainer, Integrated electric double oven and grill, integrated combination microwave, fitted gas hob with fitted stainless extractor hood above, granite splash back, granite up stands, recessed ceiling spot lights and under floor heating.

**Utility Room/ Rear Lobby**

15'10" x 5'6" (4.85 x 1.70)

Glass panelled double glazed door and double glazed window giving access to the side/rear garden, two sky light windows, obscured glass panelled front aspect double glazed door giving access to driveway. Wall mounted units, laminated straight edge worktop surfaces with space for tumble dryer and plumbing space foe washing machine beneath, tiled floor with under floor heating, radiator, electric consumer unit space for free standing fridge freezer, open archway back through to kitchen and door leading through to annex bedroom.

**Annex Bedroom**

15'1" x 7'10" (4.61 x 2.40)

Double aspect double glazed windows to both side elevations with fitted wooden shutters, radiator, cupboard housing gas meter, ceiling mounted spot lights, door leading through to en-suite wet room.

**Wet Room**

Side aspect obscured double glazed window, wall mounted heated chrome towel rail, modern white bathroom suite comprising low level wc, pedestal mounted wash hand basin with mixer tap, walk in shower area with glass shower screen, rain affect shower head and wall mounted shower controls, fully tiled walls, tiled floor, extractor fan, under floor heating and fitted bathroom cabinet with light.

**Bedroom One**

14'7" x 11'9" (4.46 x 3.59)

Double aspect double glazed window to the front and side elevations with fitted wooden shutters, radiator, fitted wardrobe with mirrored sliding doors with hanging space and shelving, ceiling mounted spot lights and original maple parquet flooring.

**Bedroom Two**

10'11" x 12'1" (3.33 x 3.70)

Front aspect double glazed windows with fitted wooden shutters, side aspect port hole style window with fitted wooden shutter, radiator and original maple parquet flooring.

**Bedroom Three**

10'11" x 9'3" (3.35 x 2.83)

Double aspect double glazed windows to the side and rear elevations with fitted wooden shutters, radiator, fitted wardrobe with hanging space, shelving and storage cupboard above and original maple parquet flooring.

**Bathroom**

Rear aspect obscured double glazed window, one white heated towel rail, modern fitted bathroom suite comprising panelled enclosed bath with mixer tap, wall mounted shower controls, shower controls and rain affect shower head, vanity unit with wash hand basin mixer tap storage cupboard and draws beneath, fitted bathroom cabinet with mirrored doors, extractor fan, recessed ceiling spot lights, fully tiled walls and tiled floor.

**Separate Wc**

Rear aspect obscured double glazed window, white heated towel rail, low level wc, part tiled walls, tiled floor, recessed ceiling spot lights.

**Study**

6'3" x 6'0" (1.93 x 1.85)

Accessed via the rear garden, side aspect double glazed window and obscured glass panelled door giving access to the rear garden, radiator, fitted straight edge worktop bench.

**Out Side**

**Front Garden**

Extensive front garden that which expands to sides of the property, mainly laid to lawn with mature plant. shrub and hedge boarders, blocked paved pathway leading to front door then continuing to the side of the property to the gated blocked paved driveway offering off road parking for multiple vehicles and the door to the rear lobby.

**Rear/Side Garden**

Large south facing rear garden which is mainly laid to lawn with mature plant and shrub boarders, timber garden shed, gated access to front garden, door with access to utility room rear lobby, door with access to study.

**Agency note**

None of the services or appliances mentioned in these sale particulars have been tested. It should also be noted that measurements quoted are given for guidance only and are approximate and should not be relied upon for any other purpose.



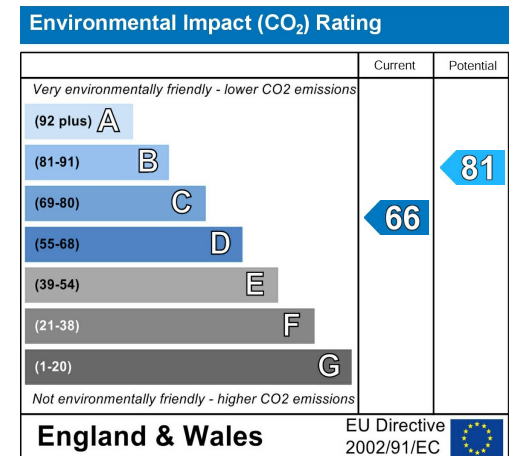
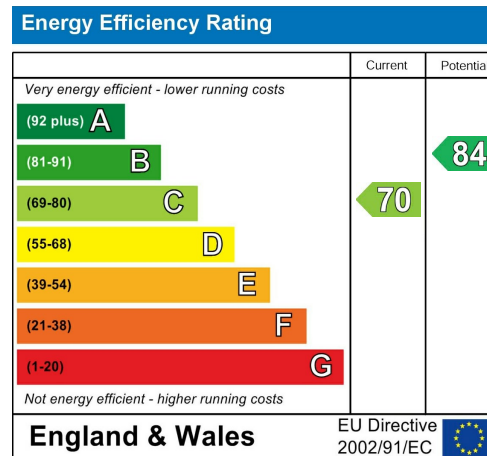






TOTAL APPROX. FLOOR AREA 1319 SQ.FT. (122.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omissions or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchase.  
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