

**RUSH  
WITT &  
WILSON**



**Plot 2 Filsham Lane, Bexhill-On-Sea, East Sussex TN40 2PZ  
Offers In The Region Of £382,000**

**\* BRAND NEW EXCLUSIVE DEVELOPMENT-THREE BEDROOM DETACHED VILLA'S \* Pebsham Heights is an exciting new development with four brand new three bedroom detached villa's, set back off Oaklea Eventide Lane End. Each villa will be impeccably appointed and finished, revealing the architectural integrity and ethos behind the development, 'building better, building beautiful', all are built with state-of-the-art insulation, energy, electric source pump heating, beautiful kitchen/ bathrooms with en-suite to master bedrooms, secluded tucked away location, private gardens, two of the bungalows will have a single garage and the third benefits from a car port. Expected completion November/ December 2021! All enquiries to Rush Witt & Wilson Bexhill.**



**Entrance Hall**

25'9 x 3'6 (7.85m x 1.07m)

**Open Plan- Living Room/ Kitchen/ Breakfast Room**

23'8 x 18'6 (7.21m x 5.64m)

**Bedroom One**

13'10 x 11'7 (4.22m x 3.53m)

**En Suite****Bedroom Two**

10'3 x 10' (3.12m x 3.05m)

**Bedroom Three**

10'1 x 10'9 (3.07m x 3.28m)

**Bathroom****Outside****Front Garden****Rear Garden****Detached Single Garage**

10'3 x 9'2 (3.12m x 2.79m)

**Agents 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. Photos included contain some CGI images to give an overall impression, but should not be relied upon as 100% accurate.





**Ground Floor Plan**  
Scale 1:50 @ A1:1:1000 @ A3



**Roof Plan**  
Scale 1:50 @ A1:1:1000 @ A3



|   |   |                        |
|---|---|------------------------|
| 1-3 Pilham Lane,<br>Bevhill on Sea, TH40 2FZ                  |   |                        |
| <b>Station</b><br>PLANNING                                    | <b>Notes</b><br>ALL DIMENSIONS, INCLUDING ORIGINAL EXISTING SITE LEVELS, ARE TO BE PROVIDED AND SHOWN ON THE AND ALL DIMENSIONS SHOWN TO THIS SCALE UNLESS OTHERWISE STATED. THE BUILDING IS TO BE CONSTRUCTED IN ACCORDANCE WITH THE BUILDING REGULATIONS AND ALL OTHER RELEVANT REGULATIONS AND STANDARDS. THE DRAWING IS TO BE READ IN CONJUNCTION WITH ALL OTHER PROJECT DRAWINGS AND SPECIFICATIONS. |                        |
| <b>TYPE B: PROPOSED LAYOUTS</b><br>Scale 1:50 @ A1:1:100 @ A3 |   | Drawing No. 1752-1F-02 |



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