RUSH WITT & WILSON

14 Heighton Close, Bexhill-On-Sea, East Sussex TN39 3UP

Offers In Excess Of £600,000

A superbly presented two/ three bedroom detached chalet bungalow with garage and beautiful gardens, extensive off road parking, situated in the heart of Cooden, upvc double glazed windows and doors, upvc double glazed conservatory, downstairs cloakroom/ utility room, stunning kitchen with ceramic floor tiling, two reception rooms, gas central heating system, full bathroom with separate walk-in shower and modern double ended bath, viewing is considered essential by RWW sole agents. Offered with NO ONWARD CHAIN

Entrance Hallway
Entrance door with side window, ceramic floor tiling, under stairs storage cupboard, radiator.

Cloakroom/ Utility Room
Plumbing for wash machine, fitted tall storage cabinet, wc with low level flush, pedestal wash hand basin, heated towel rail, obscured glass window to rear elevation, ceramic floor tiling.

Lounge
17'11 x 12'2 (5.46m x 3.71m)
Bay window to front elevation, wall light points, two radiators.

Dining Room/ Bedroom Three
12'7 x 11'5 (3.84m x 3.48m)
Ceramic floor tiling, radiator, double glazed window and door to rear elevation.

Conservatory
13' x 7'7 (3.96m x 2.31m)
Upvc double glazed with windows to both rear and side elevations, doors to garden.

Kitchen
11'1 x 9'1 (3.38m x 2.77m)
Stunning kitchen comprises base and wall units, laminated rolled edged with tops, high gloss white finish, single drainer sink unit with mixer tap, built-in fridge/ freezer, built-in microwave oven, fitted gas hob with extractor canopy and light above, with ceramic floor tiling, built-in dishwasher, tiled splash backs, window to side elevation and door to side access.

First Floor Landing
Access to roof space, radiator.

Bedroom One
12'4 x 12'4 (3.76m x 3.76m)
Window to front elevation, radiator, fitted wardrobes, matching dressing table with draws.

Bedroom Two
12'5 x 11'4 (3.78m x 3.45m)
Window to rear elevation, radiator.

Bathroom
A beautiful bathroom suite comprising double width walk-in shower with chrome controls and tiled walls, double ended free standing bath, wc with low level flush, wash hand basin with vanity unit, window to side elevation, heated towel rail, tiled flooring.

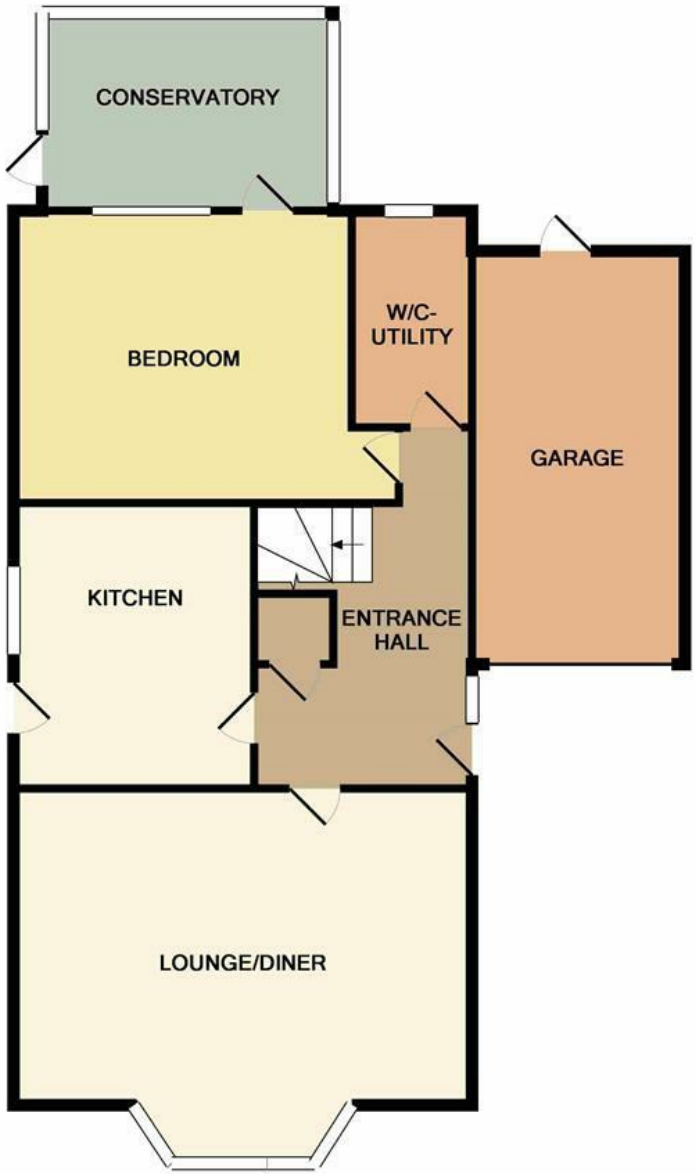
Outside

Front Garden
Mainly laid to lawn, access to side, enclosed fencing, long driveway offering excellent off road parking.

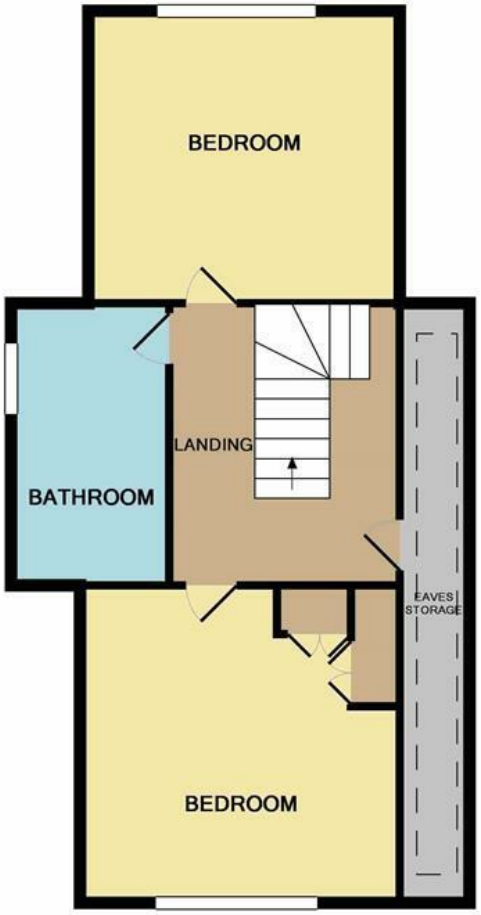
Rear Garden
Mainly laid to lawn, stunning patio area, enclosed by high level fencing, shrub and flower beds, access to garage,

Garage
Single garage with up and over door, power and light.

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.



GROUND FLOOR



1ST FLOOR

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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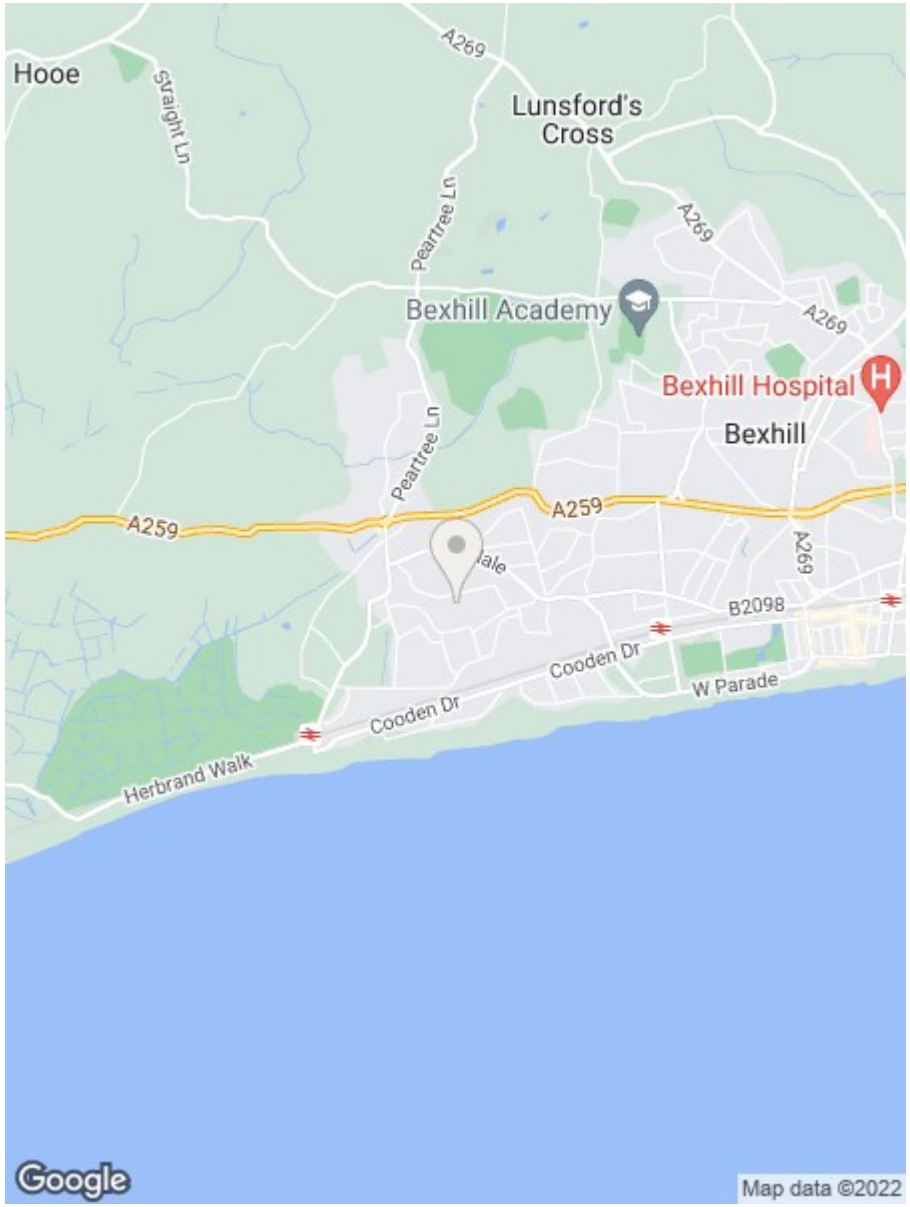

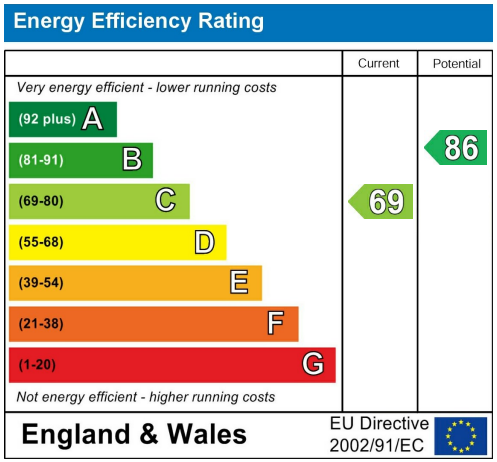

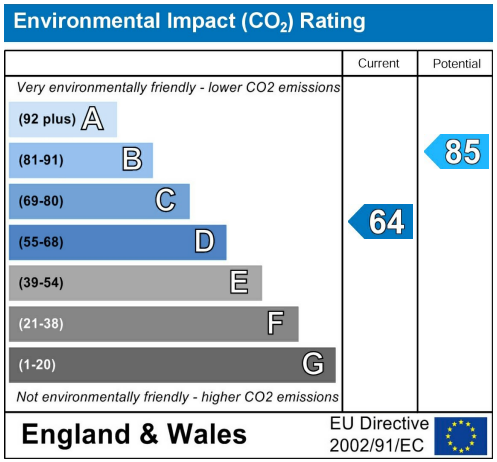

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