

**RUSH
WITT &
WILSON**



**9 Trafalgar House Bedford Avenue, Bexhill-On-Sea, East Sussex TN40 1NJ
£450,000 Share of Freehold**

About this property

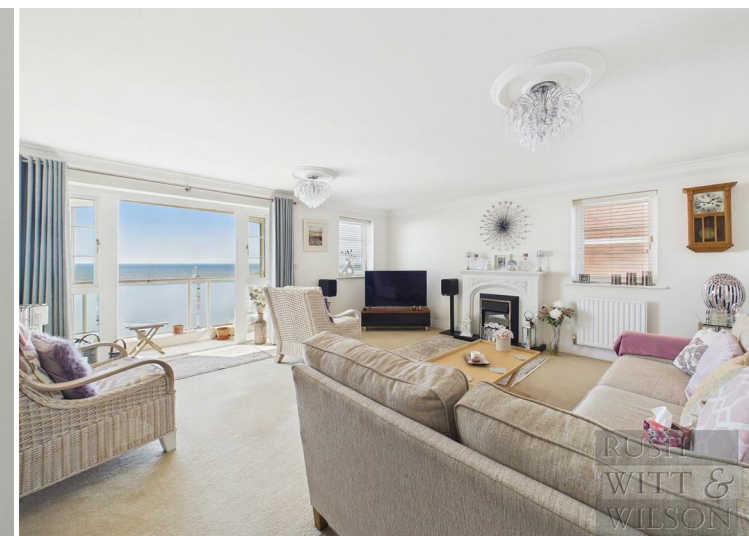
A beautifully presented three-bedroom, purpose-built third-floor seafront apartment enjoying breathtaking panoramic sea views across the English Channel.

This exceptional home features a spacious living and dining area that opens onto a private south-facing balcony—perfect for relaxing or entertaining while taking in the stunning coastal outlook. The property boasts a refitted en-suite bathroom to the principal bedroom, along with a modern additional main bathroom, both finished to a high standard.

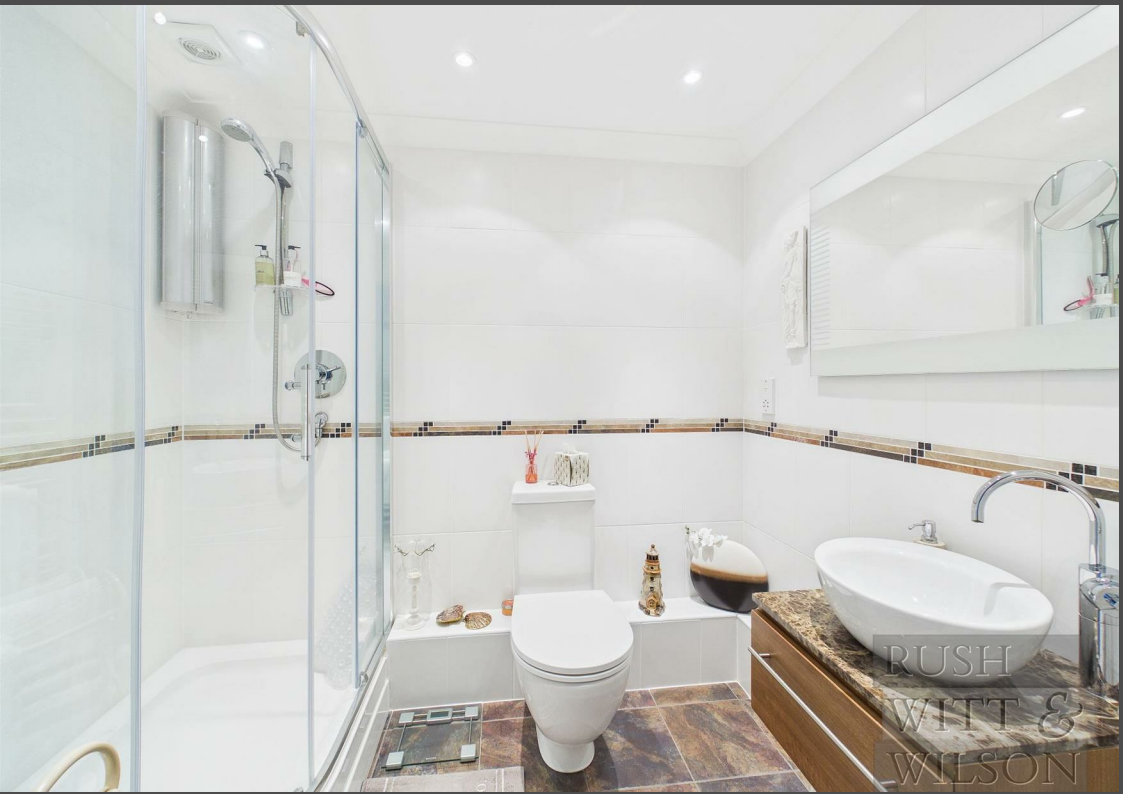
Further benefits include a gas central heating system, double-glazed windows and doors, lift access, and secure underground parking. The apartment also comes with a share of freehold, adding long-term appeal and value.

Ideally positioned along the sought-after De La Warr Parade in Bexhill, this property combines elegant coastal living with convenience and comfort.

Viewing is highly recommended by RWW Bexhill.









Approximate total area⁽¹⁾

90.3 m²

972 ft²

Balconies and terraces

5.5 m²

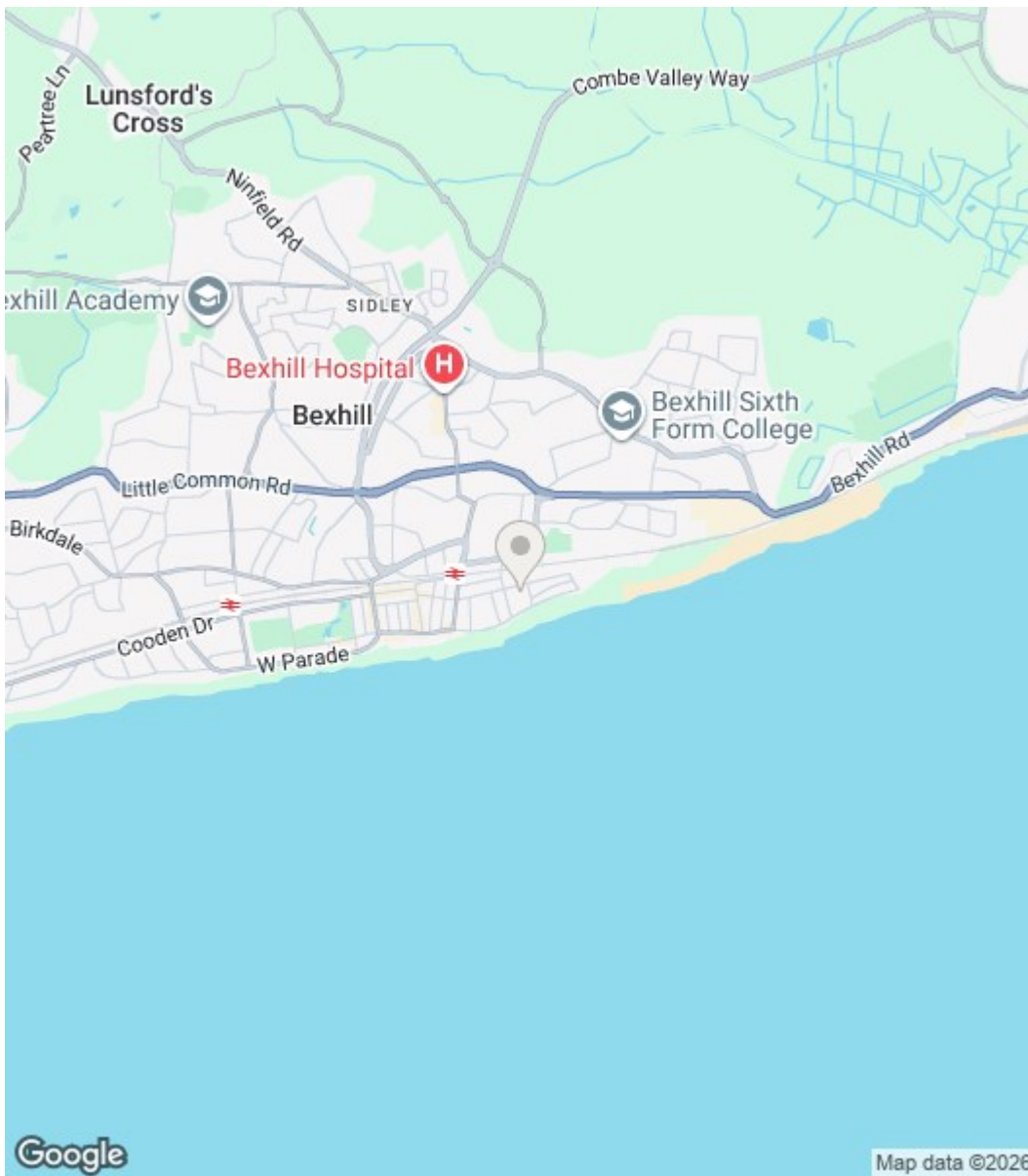
59 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Council Tax Band - C

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

Important Notice:

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