Flat 2, 4 Dorset Road South, Bexhill-On-Sea, East Sussex TN40 1NH
Offers In The Region Of £269,000

A beautiful one bedroom ground floor apartment with private gardens, stunning double aspect south facing lounge, double bedroom, modern fitted shower room, modern fitted kitchen, double glazed windows and doors and gas central heating system. Ideally situated only seconds from Bexhill Beach and within easy walking distance to Bexhill Town Centre with its wide range of amenities and Bexhill Train Station, offering direct links to London Victoria & Ashford International, share of freehold. Viewing comes highly recommended by Rush, Witt & Wilson Sole agents.

Entrance Door
Glass panelled doors leading to Living Room

Living Room
19'5" x 19'3" (5.92m x 5.87m)
Stunning bay window to the south westerly elevation, door leads to patio area with stunning uninterrupted views of the sea, washed grey Karndean flooring, three double radiators.

Inner Hallway
Washed grey Karndean flooring.

Bedroom One
11'8" x 12'2" (3.56m x 3.73m)
Bay window to the southerly elevation, double radiator, wood flooring, built-in wardrobe with French Armoire doors.

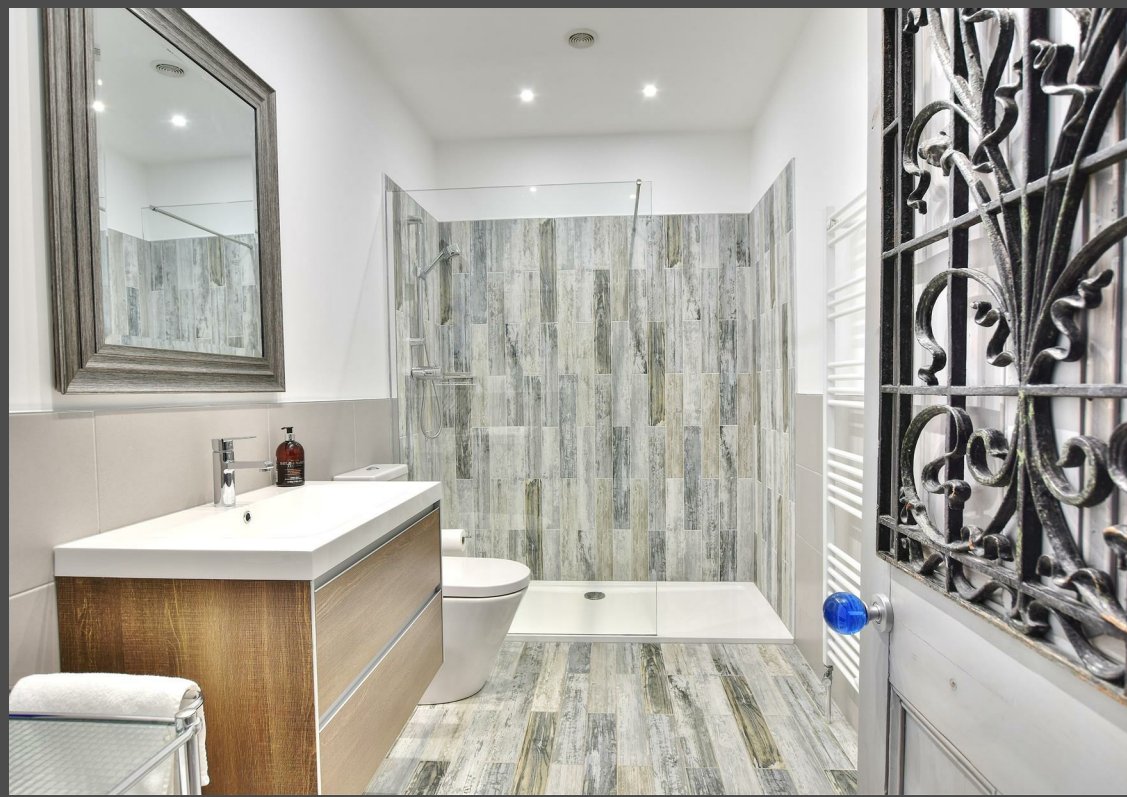
Kitchen
11'5" x 8'5" (3.48m x 2.57m)
Door and window overlook the southerly elevation with access to bricked paved patio area, modern fitted kitchen comprising a range of base and wall units with straight edge laminate worktops, single drainer sink unit with mixer tap, integrated dishwasher, integrated washing machine, integrated oven and grill with gas hob, extractor canopy and light, built in fridge and freezer, double radiator, tiled splashbacks.

Bathroom
Modern suite comprising double width walk in shower with glass screen , chrome shower controls and showerhead with fixing, wood effect tiled splashbacks, wc with low level flush, contemporary wall mounted wash hand basin with mixer tap and vanity drawer beneath, wall mounted white towel rail, half height wall tiling.

Private Garden
Private patio area.

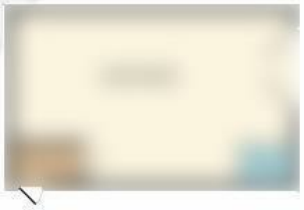
Lease and Maintenance
New Lease Will Be Issued. Share Of Freehold, Maintenance 25% Share As And When Needed.

Agents Notes
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.

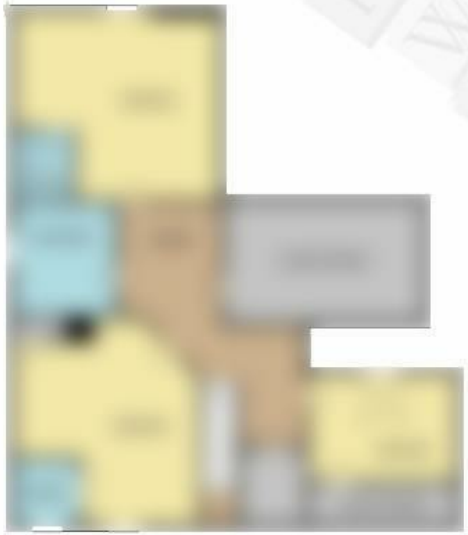


GROUND FLOOR
APPROX. FLOOR
AREA 1704 SQ.FT.
(158.3 SQ.M.)

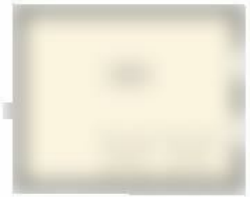
1ST FLOOR
APPROX. FLOOR
AREA 1473 SQ.FT.
(136.8 SQ.M.)



COACH HOUSE GROUND
APPROX. FLOOR
AREA 366 SQ.FT.
(34.0 SQ.M.)



2ND FLOOR
APPROX. FLOOR
AREA 1253 SQ.FT.
(116.4 SQ.M.)



COACH HOUSE 1ST
APPROX. FLOOR
AREA 283 SQ.FT.
(26.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 5080 SQ.FT. (471.9 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, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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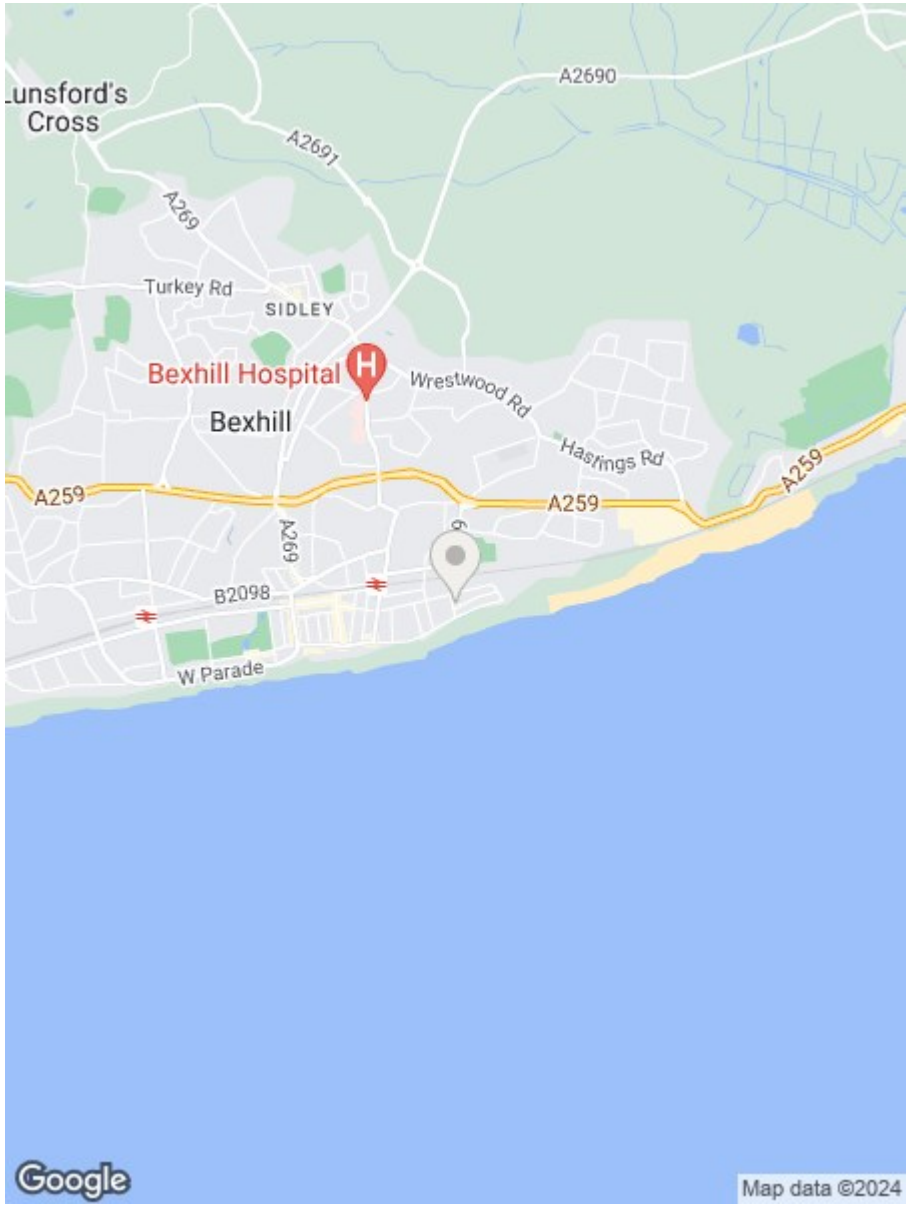

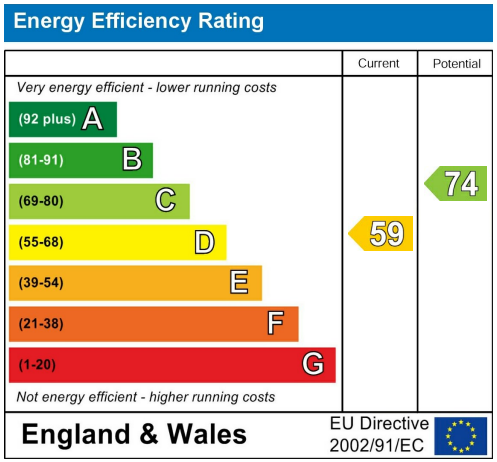

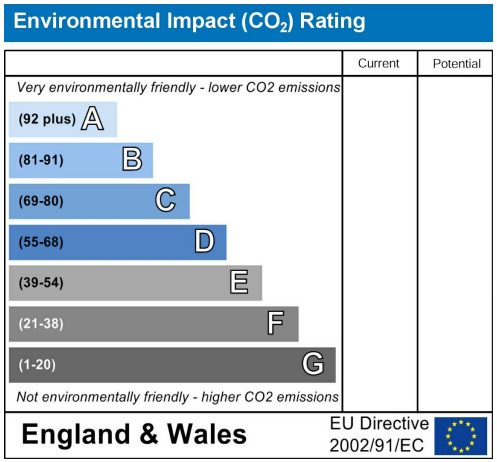

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