RUSH WITT & WILSON

Flat 2 9A Collington Avenue, Bexhill-On-Sea, East Sussex TN39 3PX
£154,000

A beautiful one bedroom top floor flat with sea views, bright and spacious throughout with modern kitchen and bathroom, modern efficient electric radiator heating, double glazed windows and doors, situated in the beautiful area of Collington, Bexhill, in close proximity to local shops and amenities, mainline rail line station to London, Bexhill seafront and promenade, viewing comes highly recommended by RWW sole agents. Council Tax Band A.

Communal Entrance
With stairs to first floor.

Private Entrance
Stairs to top floor, with windows to the front and side elevations with sea views, access to loft space.

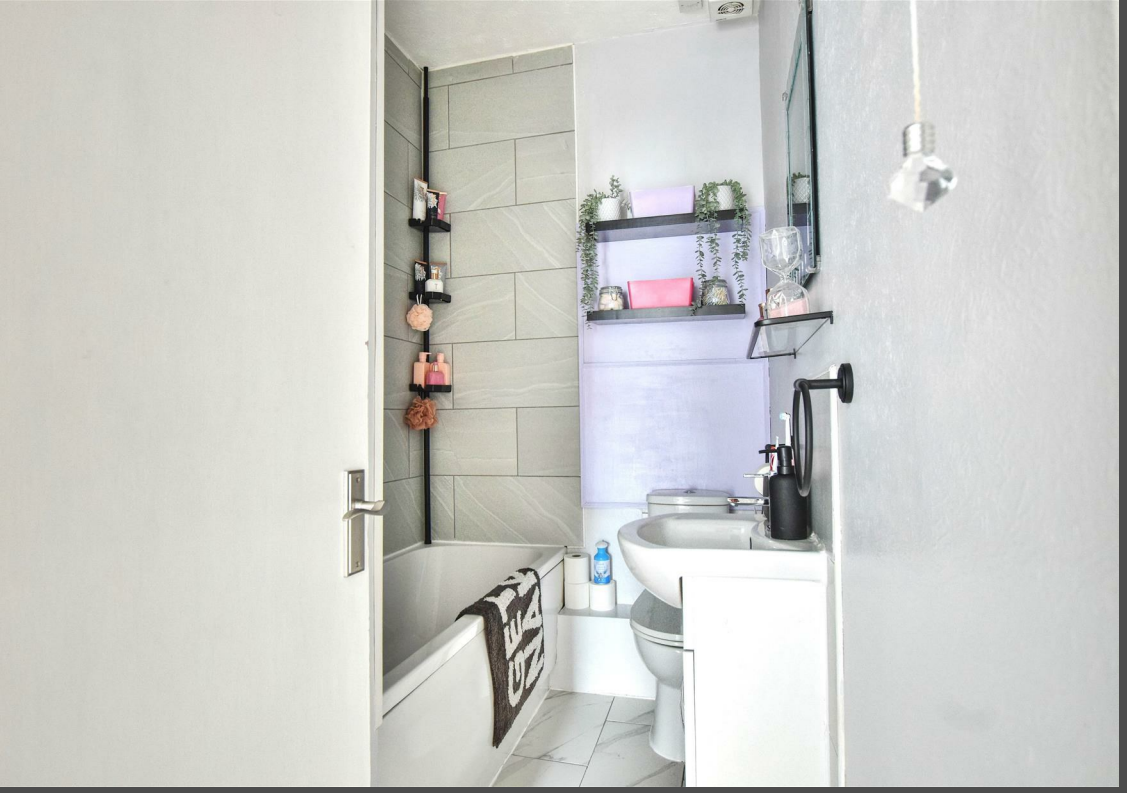
Kitchen/Living Room
16'7" x 11'2" (5.06 x 3.42)
Open plan, window overlooks the rear southerly elevation with stunning sea views, living room area has a modern wall mounted electric radiator, modern fitted kitchen comprising a range of base and wall units with laminate wood block effect worktops, integrated fridge, single drainer stainless steel sink unit with mixer tap, integrated oven and grill with electric hob, extractor canopy and light, tiled splashbacks, breakfast bar.

Bedroom
12'7" x 8'5" (3.86 x 2.58)
Window overlooks the front elevation, electric radiator.

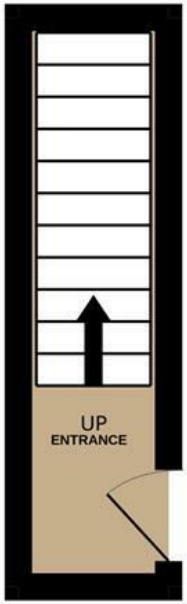
Bathroom
Modern suite comprising wc with low level flush, wall mounted wash hand basin with vanity unit beneath, tiled splashback, panelled bath with shower screen, wall mounted electric shower unit, controls and showerhead, tiled splashbacks, cupboard housing the hot water tank and storage.

Lease And Maintenance
50% Share of Freehold, Remainder of 999 from 1961, Maintenance 25% Share as and when needed. £390 PA buildings insurance.

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.



ENTRANCE LEVEL
40 sq.ft. (3.7 sq.m.) approx.



FIRST FLOOR
376 sq.ft. (35.0 sq.m.) approx.

TOTAL FLOOR AREA : 416 sq.ft. (38.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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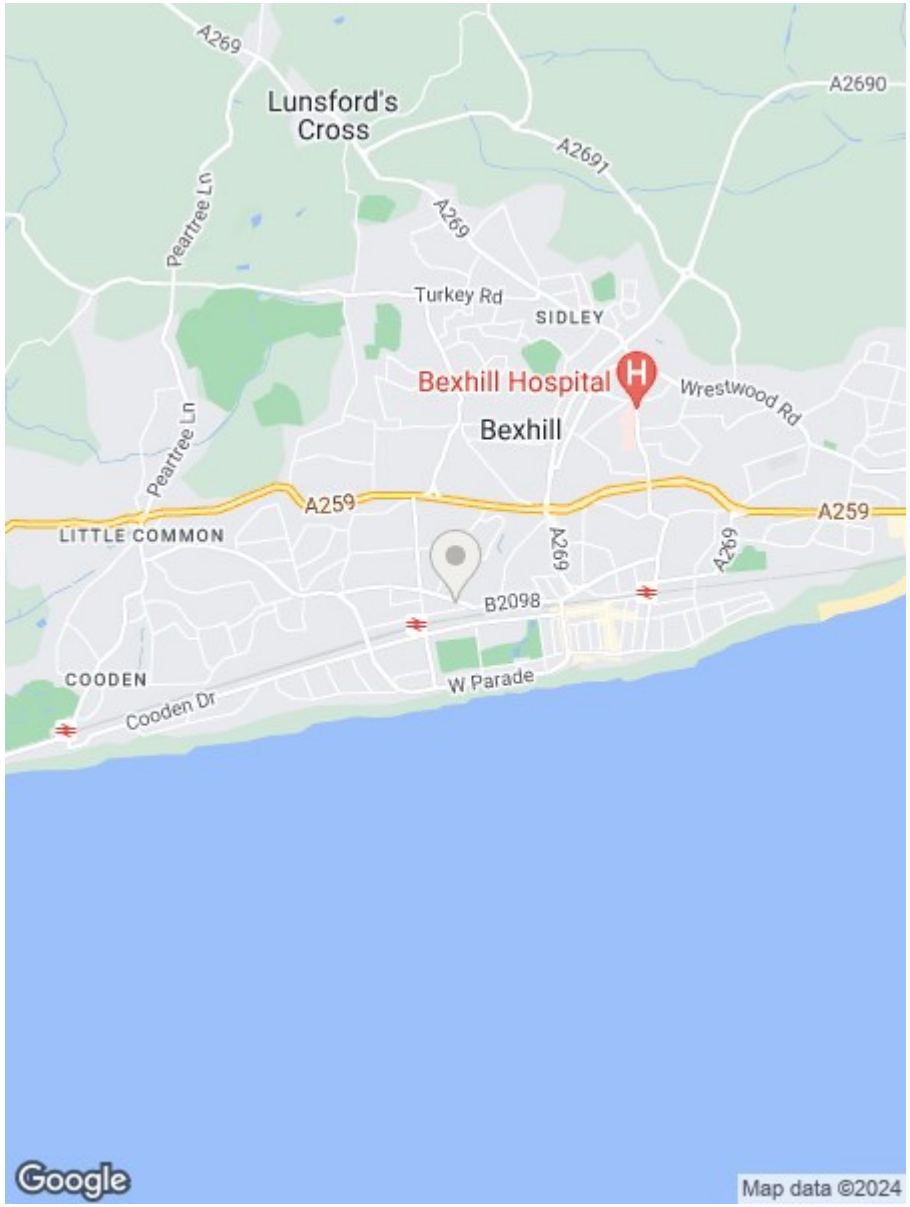

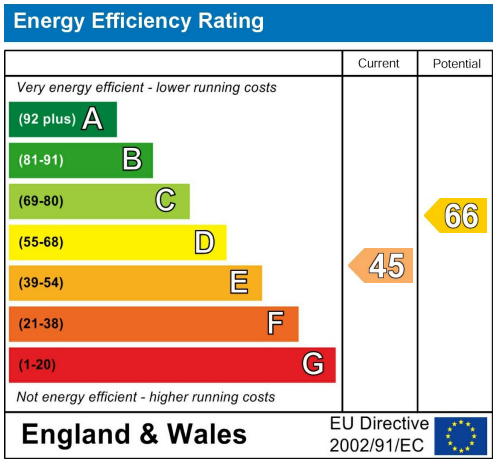

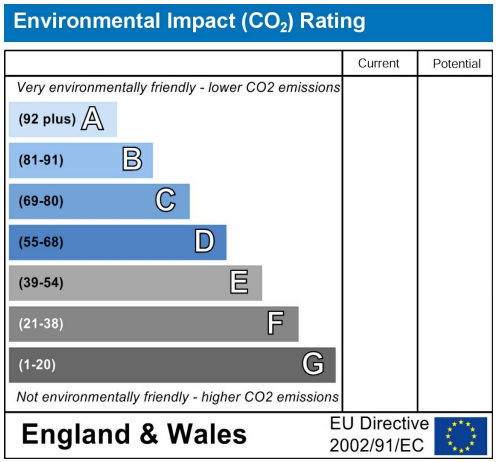

RUSH WITT & WILSON

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