RUSH WITT & WILSON

3 Trent House Sea Road, Bexhill-On-Sea, East Sussex TN40 1JL

£280,000

A stunning top floor, three bedroom apartment with beautiful private south facing balcony with stunning panoramic sea views, gas central heating system, double glazed windows and doors, two reception rooms, retains many of it original character and features throughout, VACANT POSSESSION, viewing comes highly recommended by RWW Bexhill, sole agents.

Communal Entrance Hallway
With stairs to top floor, shared use of stairlift.

Private Entrance Hall
With entrance door, karndean flooring, double radiator.

Reception Room One
18'5 x 12'4 at widest point (5.61m x 3.76m at widest point)
Stunning turret dining area, seating area, two double radiators.

Drawing Room/Bedroom Three
15'2 x 11'9 (4.62m x 3.58m)
Window to the the front southerly elevation with stunning sea views and door leading out onto south facing balcony, two double radiators, original cast iron fireplace.

Kitchen
12'1 x 8'7 (3.68m x 2.62m)
Window to the rear elevation, modern fitted kitchen comprising a range of high gloss finish white base and wall units with solid straight edge worktops, glass electric hob with contemporary extractor canopy and light, glass splashbacks, built in microwave oven and grill with additional oven and grill beneath, space for dishwasher, space for washing machine, space for fridge/freezer, double radiator, concealed lighting, tv aerial point.

Bedroom One
18'5 x 12'7 (5.61m x 3.84m)
Window overlooks the south easterly elevation with sea views, double radiator.

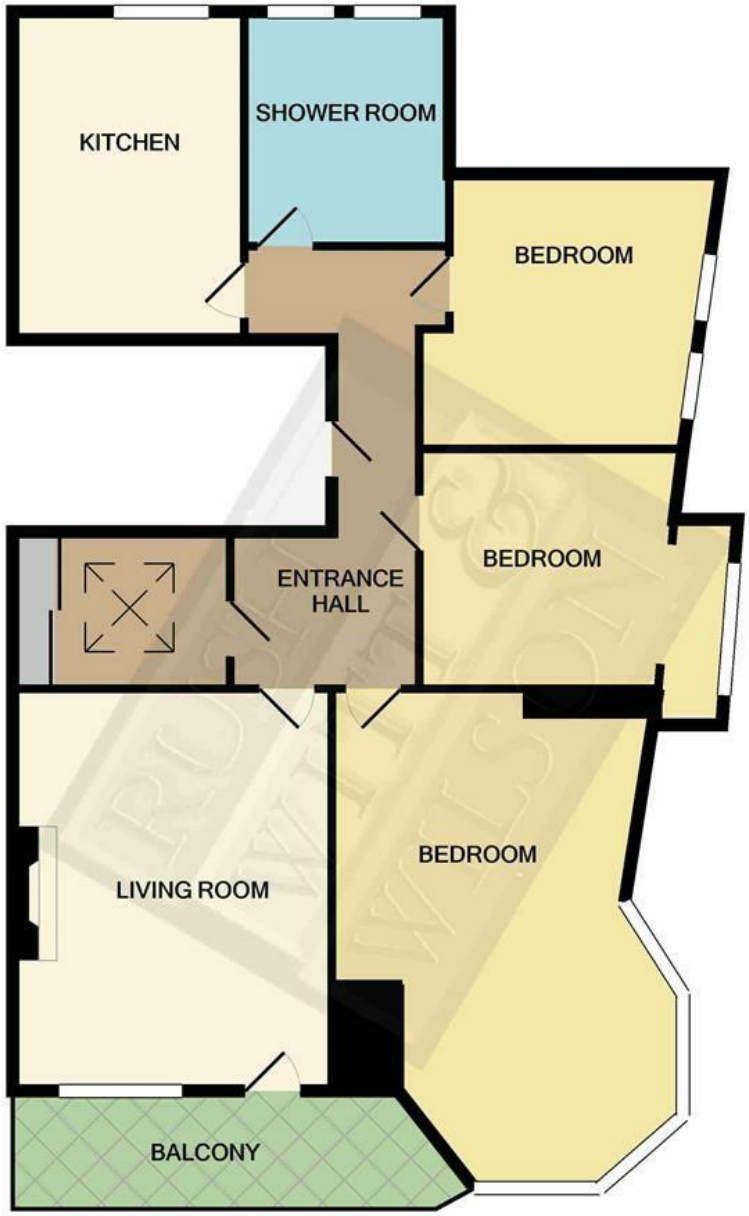
Bedroom Two
9'10 x 10'3 (3.00m x 3.12m)
Two windows overlook the side elevation with stunning south easterly sea views, double radiator.

Dressing Room
6'2 x 5'9 (1.88m x 1.75m)
With fitted mirror fronted sliding wardrobe, double radiator.

Bathroom
With walk in double width shower, chrome controls, chrome showerhead and fixed showerhead, glass splashbacks, wc with low level flush, pedestal wash hand basin, heated towel rail, obscure glass windows overlook the side elevation, wood effect flooring.

Lease And Maintenances
Leasehold, we have been advised by the vendor there is 146 years left on the lease. Service charge approximately £1200 p/a.

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.



TOTAL APPROX. FLOOR AREA 880 SQ.FT. (81.8 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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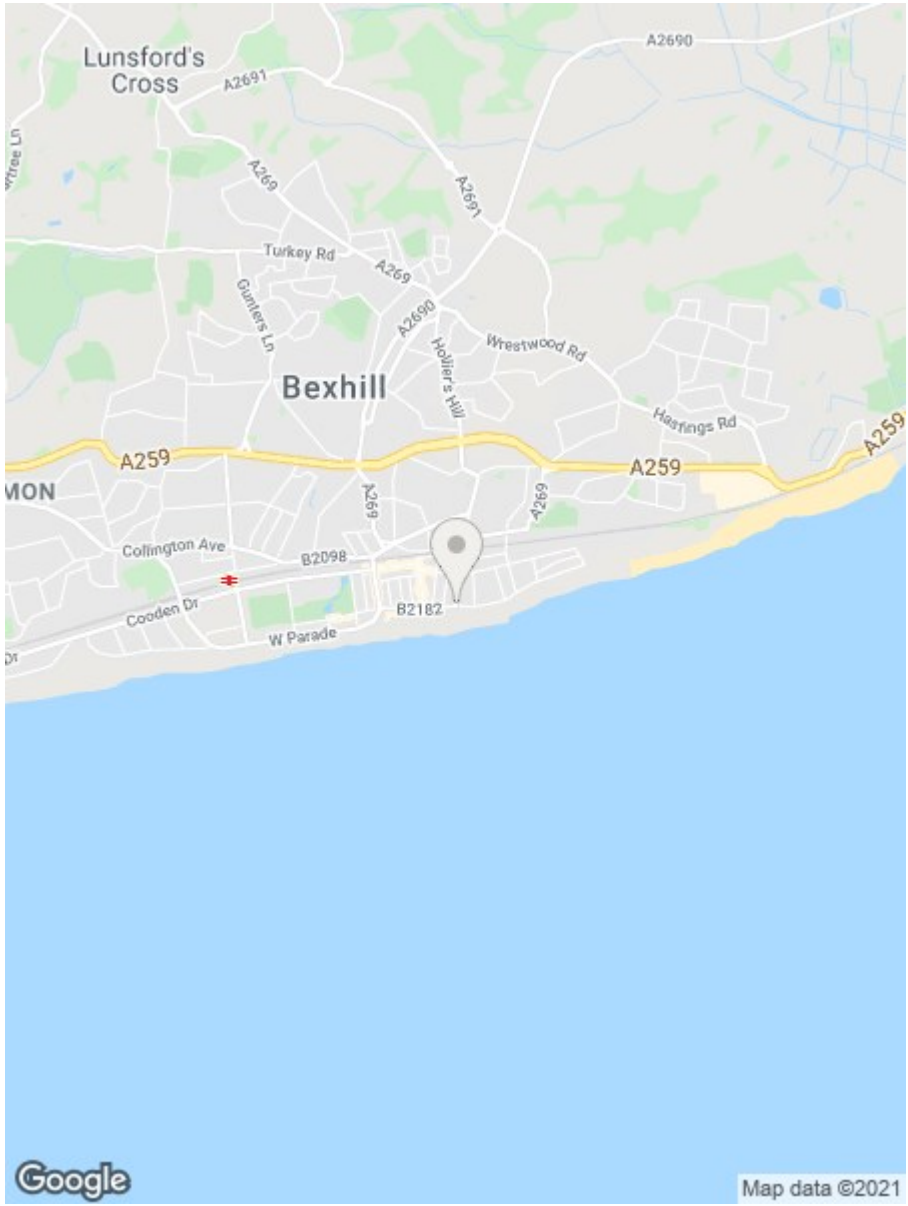

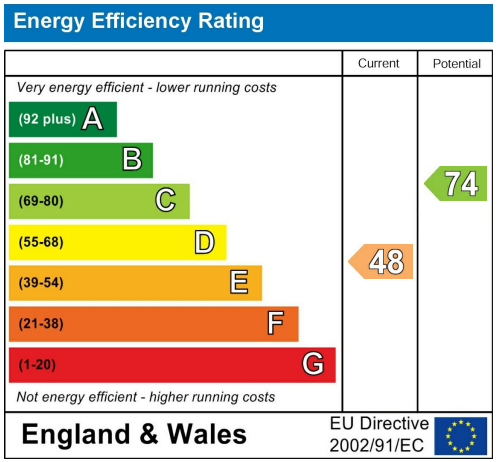

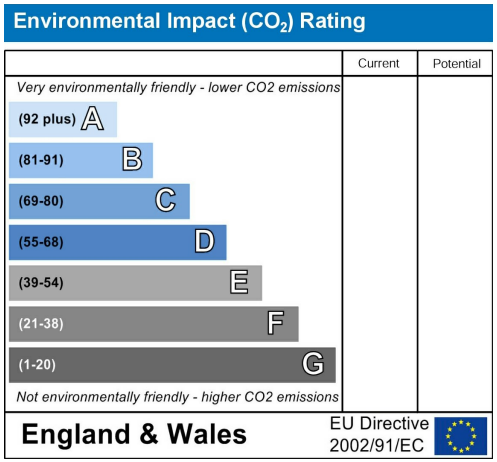

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