

5B Channel View, Bexhill-On-Sea, East Sussex TN40 1JT
Offers In Excess Of £399,000 Leasehold

About this property

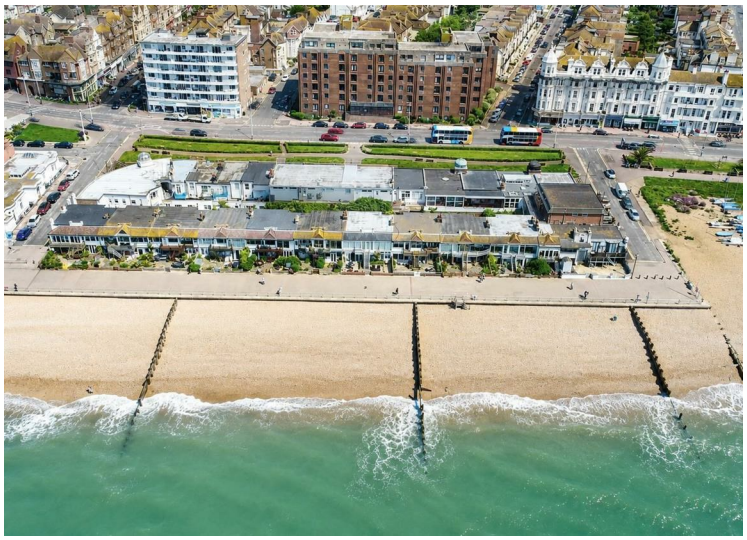
Rush Witt and Wilson are delighted to present this exceptional seafront apartment, occupying a prime position directly on Bexhill’s highly sought-after promenade and enjoying breath-taking panoramic views across the English Channel, the promenade and towards the iconic Beachy Head.

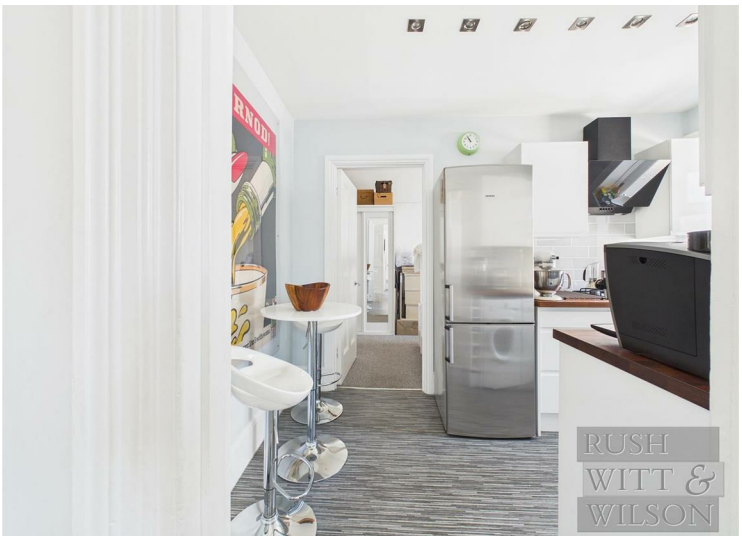
Beautifully presented throughout and offered to an excellent standard, this unique home combines elegant coastal living with generous and versatile accommodation. The standout feature is the stunning living room, which flows seamlessly into a bright and inviting sun room, creating the perfect space to relax while taking full advantage of the spectacular sea views. A private balcony further enhances the property's appeal, providing an idyllic setting for morning coffee, outdoor dining or simply enjoying the ever-changing coastal scenery.

The accommodation also comprises two well-proportioned bedrooms, a contemporary fitted kitchen, a stylish modern bathroom and a separate WC. Additional benefits include gas-fired central heating, direct access to the beach, and the convenience of two private entrances from both the front and rear of the property.

Ideally located just moments from Bexhill town centre, residents can enjoy easy access to an excellent range of shops, cafés, restaurants and leisure facilities, as well as the mainline railway station, supermarkets, the renowned De La Warr Pavilion and the picturesque Egerton Park.

Offering a rare opportunity to acquire a truly outstanding coastal home in one of Bexhill's most desirable seafront locations, this remarkable property is certain to attract significant interest. Early viewing is highly recommended.








RUSH
WITT &
WILSON


SIEMENS
RUSH
WITT &
WILSON


RUSH
WITT &
WILSON

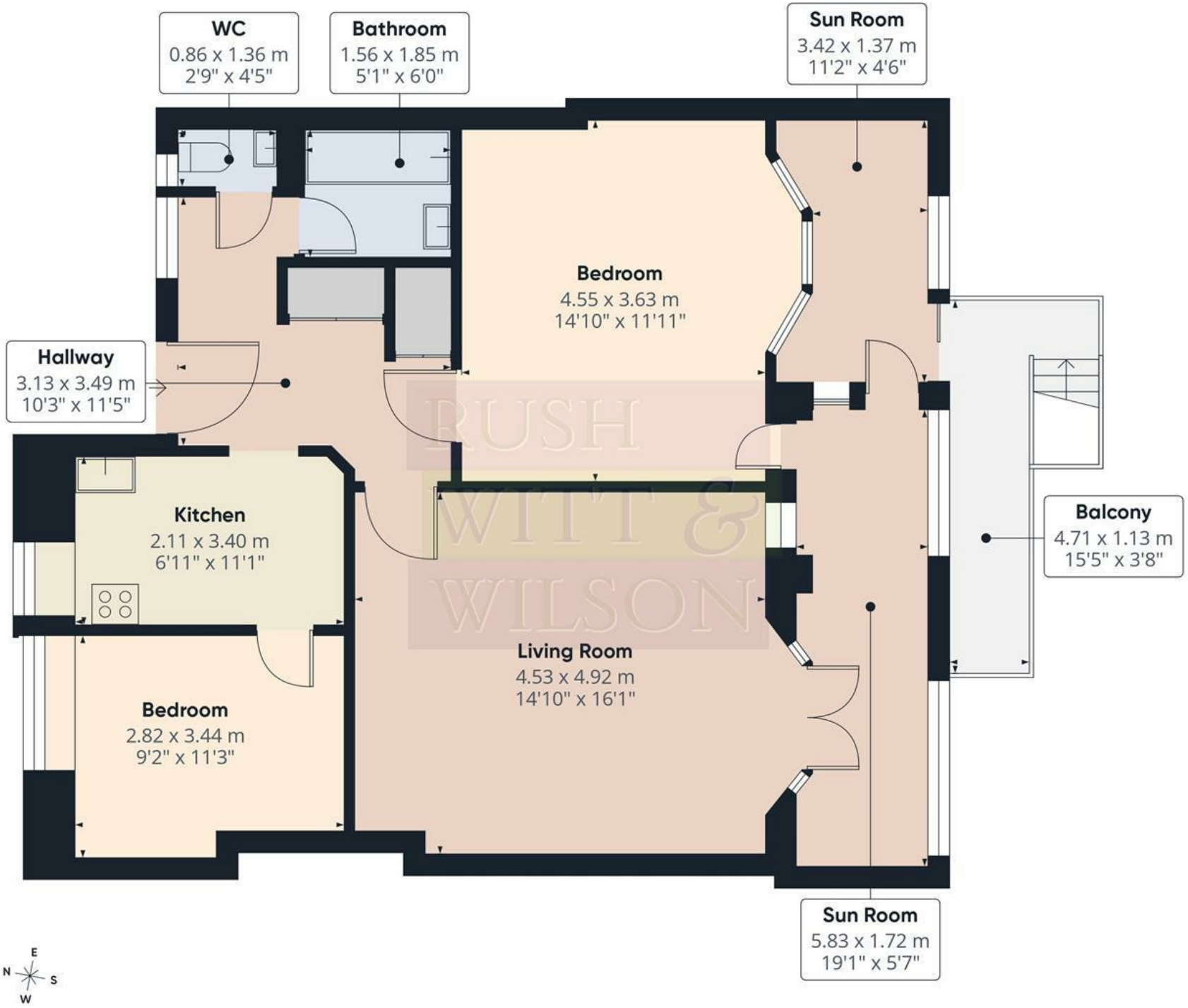

RUSH
WITT &
WILSON


RUSH
WITT &
WILSON


RUSH
WITT &
WILSON


RUSH
WITT &
WILSON


RUSH
WITT &
WILSON



RUSH WITT & WILSON

Approximate total area(1)

85.7 m²

923 ft²

Balconies and terraces

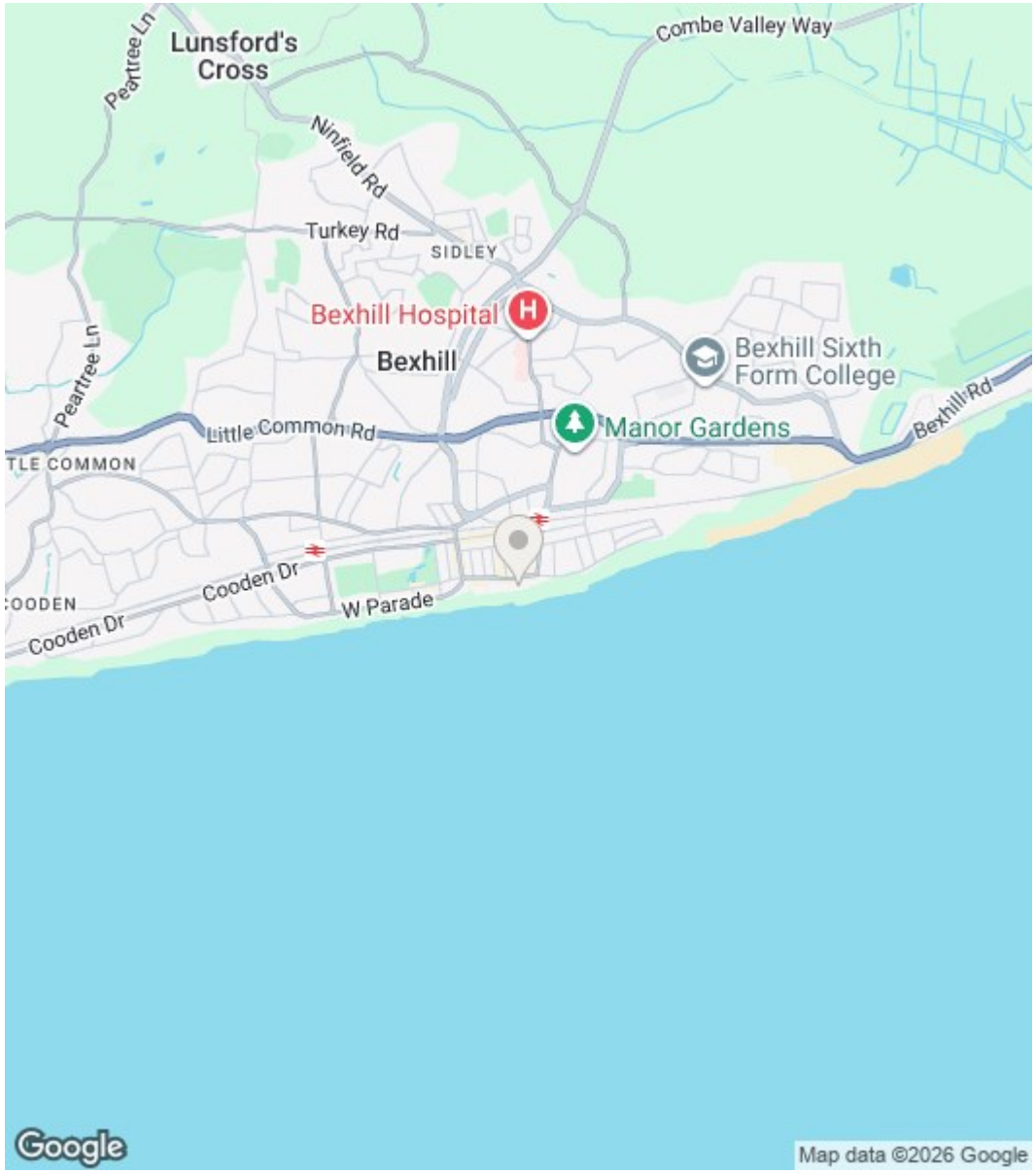
5.9 m²

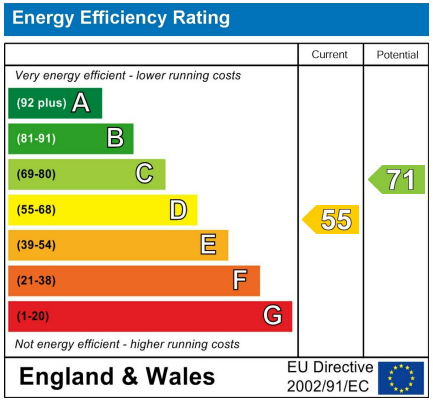
64 ft²

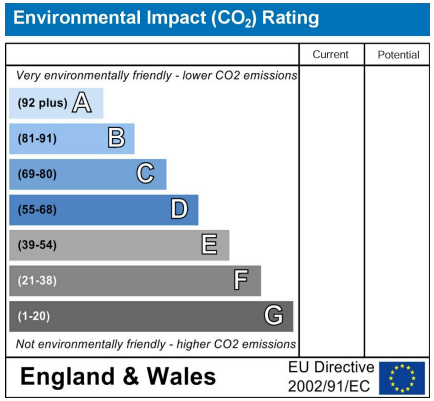
(1) Excluding balconies and terraces

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

GIRAFFE360







Council Tax Band - TBA

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:

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Rush, Witt & Wilson in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Rush, Witt & Wilson nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s).

2. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only.

3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.

4. VAT: The VAT position relating to the property may change without notice.

5. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at https://rushwittwilson.co.uk/privacy-policy

RUSH WITT & WILSON

Residential Estate Agents
Lettings & Property Management

The Property Ombudsman
Relocation agent network

3 Devonshire Road
Bexhill-on-Sea
East Sussex
TN40 1AH
Tel: 01424 225588
bexhill@rushwittwilson.co.uk
www.rushwittwilson.co.uk