



Seabourne Road
Bexhill-On-Sea, TN40 2SW

Asking price £115,000 Leasehold

Wyatt
Hughes
Residential Sales

Seabourne Road, Bexhill-On-Sea, TN40 2SW

IDEAL BUY-TO-LET OR FIRST TIME BUYER OPPORTUNITY

This one-bedroom property in Bexhill is a practical and modern space, ideal for those looking for simplicity and functionality. The open-plan layout connects the living and kitchen areas, creating a sense of flow and making the most of the available space.

The bedroom is well-proportioned and offers a comfortable place to unwind, while the overall layout of the property feels streamlined and efficient. With the added convenience of a dedicated parking space, the property offers a practical solution for daily living.

Located in Bexhill, this property is well-positioned to benefit from the amenities and transport links the area provides. Its straightforward design and thoughtful layout make it a great option for those seeking a modern, low-maintenance home.

Please note that the property is currently rented out on an AST for £700 per calendar month.

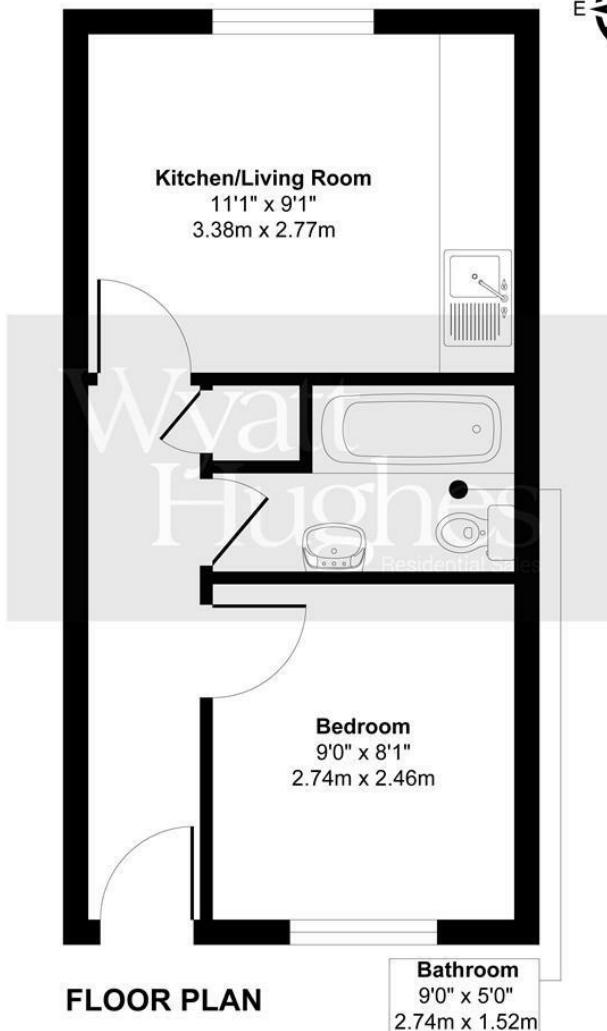


- COUNCIL TAX A
- LEASEHOLD
- SERVICE CHARGE £670PA & GROUND RENT £50PA
- CHAIN FREE
- CAR PARKING SPACE
- EPC D
- 189 YEAR LEASE FROM 1987
- TENANT IN SITU PAYING £700PCM
- ONE BEDROOM

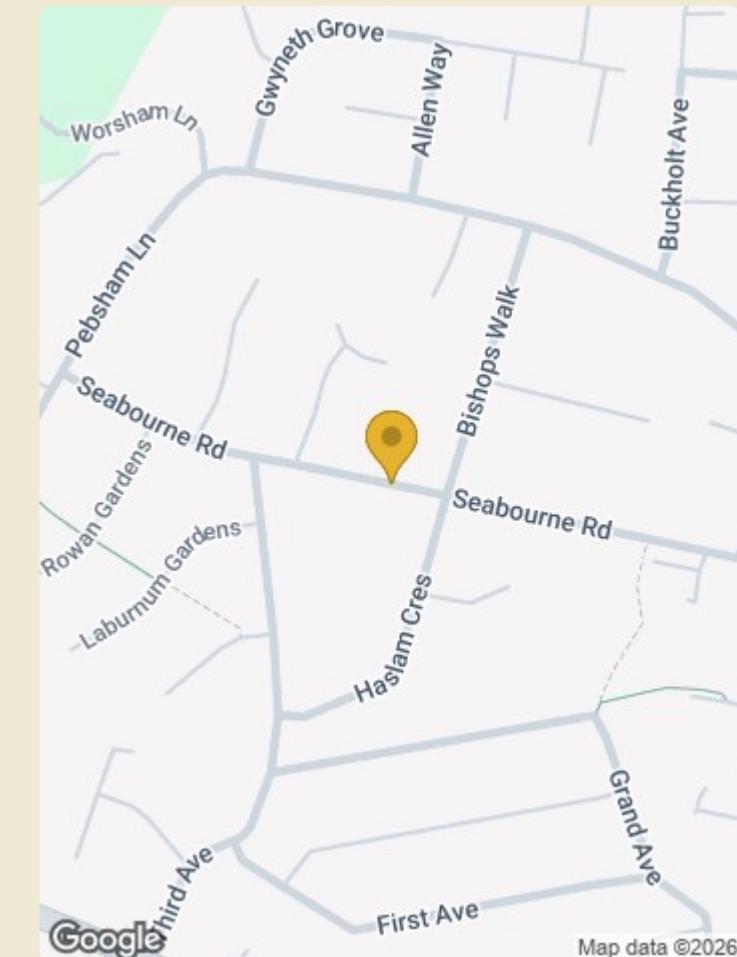


Seabourne Court

Approximate Gross Internal Floor Area
271 sq. ft / 25.17 sq. m



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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs (F2 plus)	A	76
(B1-B1)	B	
(B9-B0)	C	
(D5-D4)	D	
(D9-D4)	E	
(D1-D8)	F	
(I1-I0)	G	
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions (B2 plus)	A	
(B1-B1)	B	
(B9-B0)	C	
(D5-D4)	D	
(D9-D4)	E	
(D1-D8)	F	
(I1-I0)	G	
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	EU Directive 2002/91/EC

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.

18 Grand Parade, Hastings, East Sussex, TN37 6DN

Tel: 01424 423110

Email: sales@wyatthughes.co.uk

www.wyatthughes.co.uk

