



Wickham Avenue
Bexhill-On-Sea, TN39 3ES

£240,000 Leasehold

Wyatt
Hughes

WICKHAM AVENUE, BEXHILL-ON-SEA, TN39 3ES

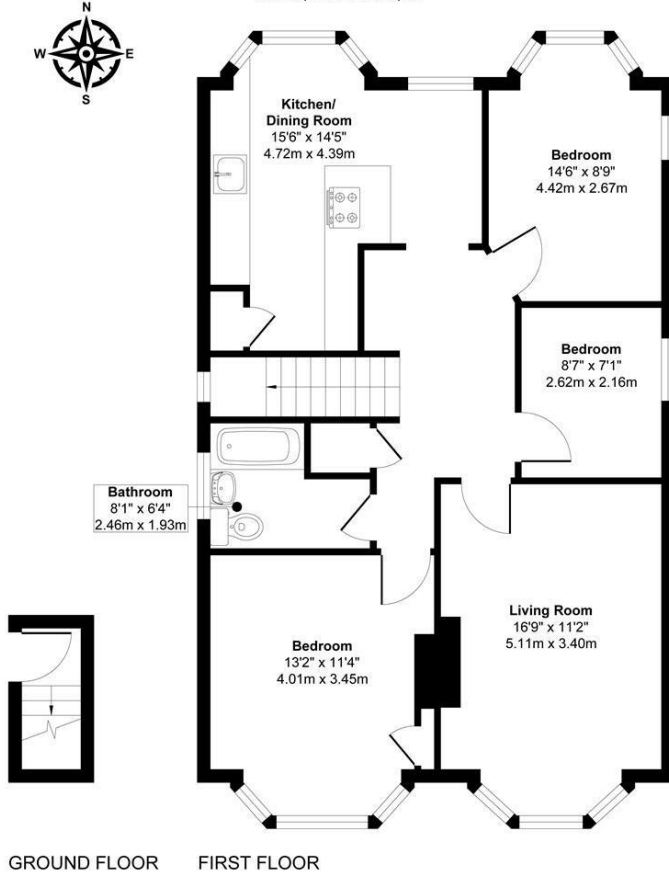
£240,000 £240,000 LEASEHOLD



- THREE BEDROOM FIRST FLOOR APARTMENT
- IMPRESSIVE 15FT KITCHEN/DINING ROOM WITH ISLAND
- EPC D
- LEASEHOLD WITH 99 YEAR LEASE FROM 2022
- £25 GROUND RENT
- 50% CONTRIBUTION AS AND WHEN TO SERVICE CHARGE WITH £205.60 BUILDING INSURANCE
- POPULAR WICKHAM AVENUE LOCATION CLOSE TO TOWN & SEAFRONT
- OFFERED CHAIN FREE
- BRIGHT AND WELL-PRESENTED THROUGHOUT
- COUNCIL TAX A

Wickham Av

Approximate Gross Internal Floor Area
838 sq. ft / 77.85 sq. m



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		56	74
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		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.

Wyatt Hughes

