



**Primrose Hill**  
**Bexhill-On-Sea, East Sussex TN39 4LP**  
**£525,000 Freehold**

**Wyatt  
Hughes**  
Residential Sales



## Primrose Hill, Bexhill-On-Sea, East Sussex TN39 4LP

Nestled in the charming Primrose Hill of Bexhill-On-Sea, this delightful detached bungalow offers a serene retreat for those seeking a peaceful abode. Boasting a spacious 1,131 sq ft, this property features two generously sized bedrooms, perfect for relaxation and rest.

The immaculate presentation of this bungalow is evident as soon as you step inside, with a modern kitchen and bathroom that exude style and functionality. The property's nicely proportioned rooms provide ample space for comfortable living, while the double glazing ensures a cosy atmosphere throughout.

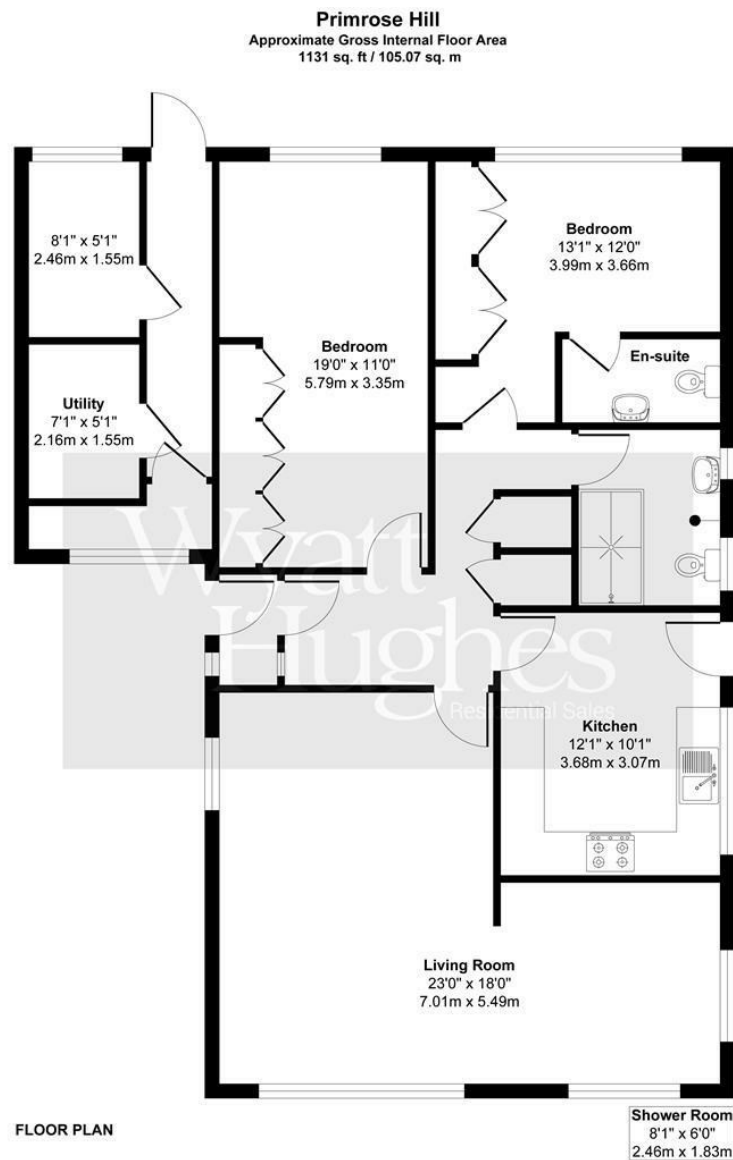
Situated in a quiet residential close in West Bexhill, this home offers a tranquil environment for unwinding after a long day. The added convenience of a garage, which has been converted to an office and utility room. Low-maintenance gardens make this property not only aesthetically pleasing but also highly practical for everyday living.

With the bonus of a driveway for parking, you'll have no trouble accommodating guests or family members. Additionally, the property backs onto allotments, providing a lovely view and a sense of openness.

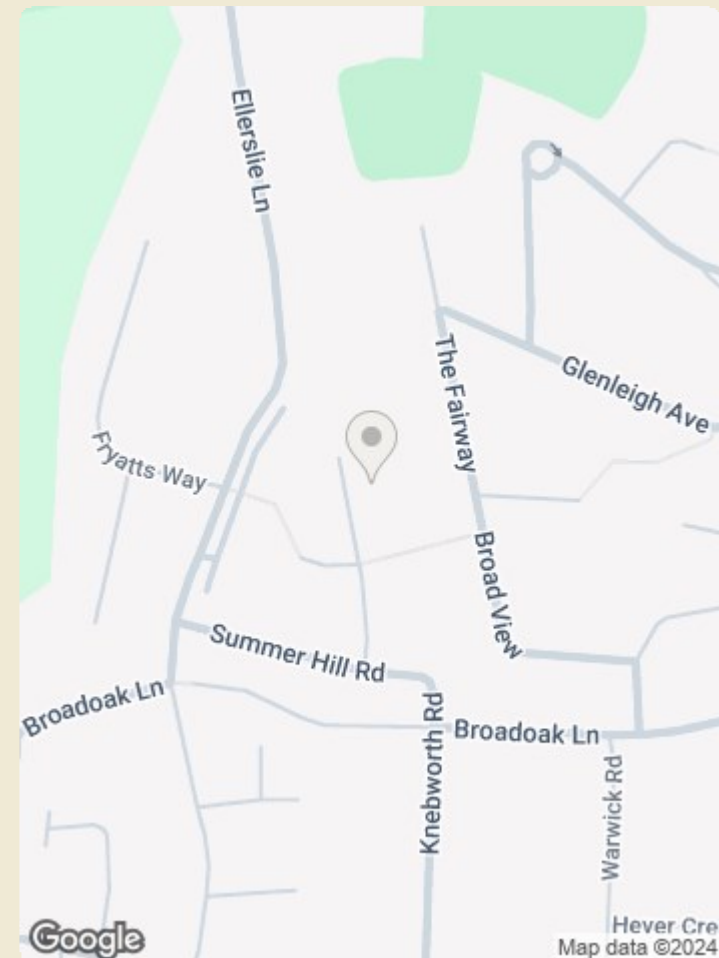
In summary, this two-bedroom detached bungalow is ready to welcome you home. Whether you're looking to downsize, start a new chapter, or simply enjoy the tranquillity of Primrose Hill, this property is sure to tick all the boxes. Don't miss out on the opportunity to make this charming residence your own.

- 1131 sq ft
- En-suite WC and basin
- EPC tbc
- Living/dining room
- Quiet residential close
- Immaculately presented throughout
- Tax band E
- Detached two double bedroom bungalow
- Garage converted to utility room and office.
- Light and airy throughout





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Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>			(92 plus) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		
(69-80) <b>C</b>			(69-80) <b>C</b>		
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		<b>England &amp; Wales</b>	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.

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