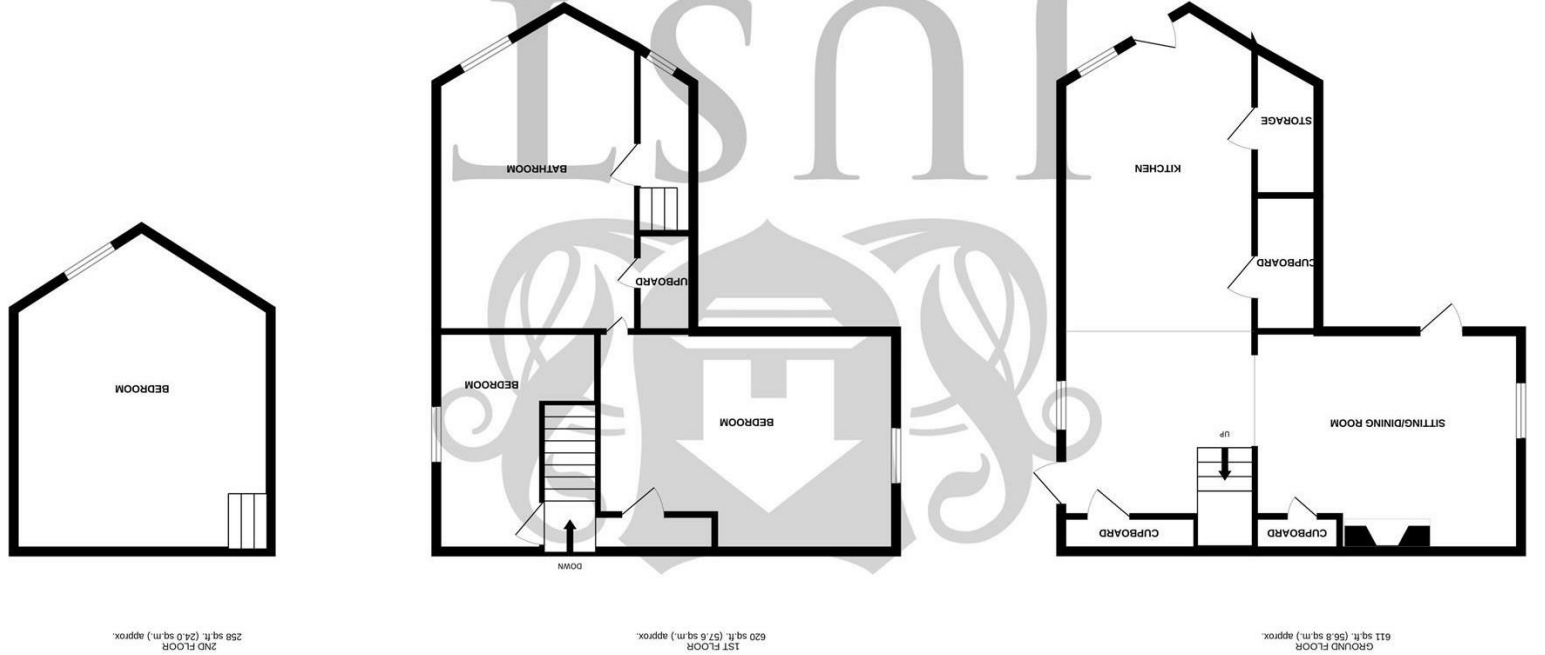


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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TOTAL FLOOR AREA: 1489 sq.ft. (138.3 sq.m.) approx.



GROUND FLOOR (66.8 sq.m.) approx.

1ST FLOOR (57.9 sq.m.) approx.

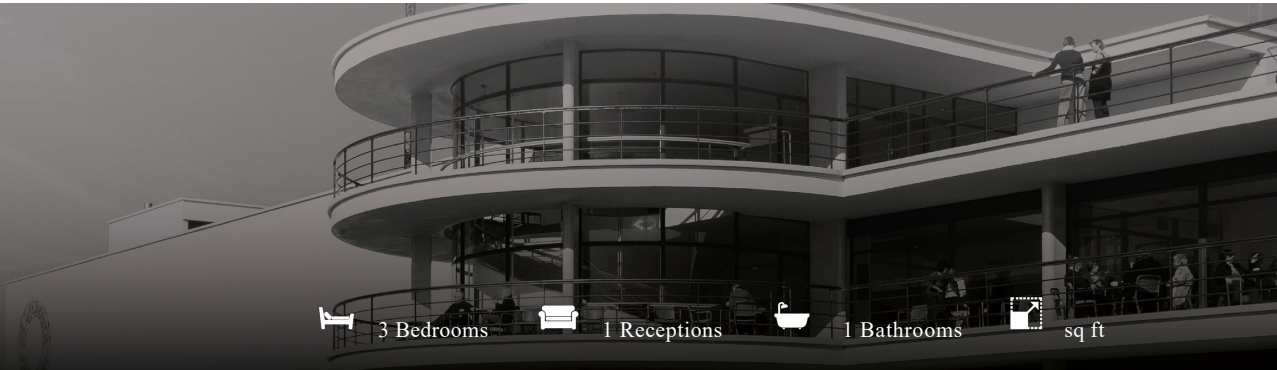
2ND FLOOR (26.0 sq.m.) approx.



The Salt Box 13 Church Street, Bexhill-On-Sea, TN40 2HE

FLOORPLANS

www.justproperty.net



3 Bedrooms | 1 Receptions | 1 Bathrooms | sq ft

Freehold

£325,000

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PROPERTY DETAILS

Just Property are extremely proud to bring to the market 'The Salt Box', a charming Grade II listed cottage, in the heart of the picturesque Bexhill Old Town.

This exquisite three-bedroom semi detached property dates back to the early 1500s we believe, and has an abundance of original features throughout, whilst at the same time having been sympathetically renovated and updated.

Being situated in the heart of the historic Bexhill Old Town with it's coffee shops, community centre and local amenities including the stunning Manor Barn Gardens and St Peters Church, you are never far away from life but at the same time, the property is tucked away in a sought after cul-de-sac location.

The property offers well-balanced accommodation comprising kitchen/breakfast room with an excellent range of fitted storage cupboards, wood worktop, butler sink, five ring gas range and a stable door leading directly into the attractive courtyard. The sitting/dining room has an abundance of character, with dual fuel burner and additional door leading to the front. Stairs rise to the first floor where can be found two bedrooms, bedroom one being currently used as an additional sitting room. The family bathroom has been tastefully modernised with roll top bath, pedestal wash hand basin and WC, with beautiful church views. To the second floor can be found bedroom three, again enjoying attractive southerly views.

The property benefits from gas central heating, spectacular church views throughout and has a wonderful array of storage. To the rear, the private walled courtyard is an ideal spot to enjoy the evening sunshine or alfresco dining. To the front of the property can be found a private area of garden with flower beds and a attractive range of shrubs and planting.

Opportunities such as this are rarely available and Just Property highly recommend an early inspection to fully appreciate all this charming and very special property has to offer.



ROOM DIMENSIONS

Kitchen/Breakfast Room
14'9" x 8'10" (4.5 x 2.7)

Sitting Room/Dining Room
12'1" x 10'2" (3.7 x 3.1)

Bedroom
13'9" x 7'10" (4.2 x 2.4)

Bedroom
12'5" x 10'2" (3.8 x 3.1)

Bathroom
9'10" x 8'4" (3.0 x 2.55)

Inner Lobby

Bedroom
9'2" x 8'2" (2.8 x 2.5)

Private Rear Courtyard

Front Garden

FEATURES

- Exquisite Grade II Listed Property
- Semi-detached
- Three Bedrooms
- Heart of Bexhill Old Town
- Dating From Approximately 1520
- Abundance of Original Features
- Private Courtyard
- Attractive Church Views
- Unique Opportunity
- Viewing Strictly By Appointment

