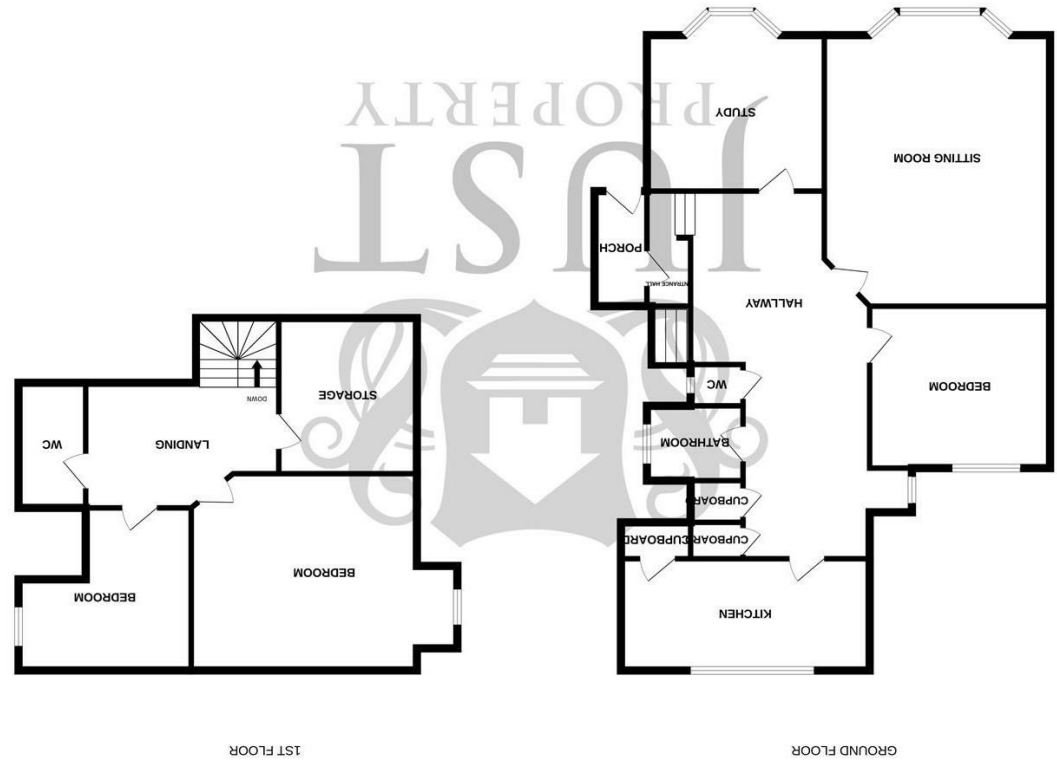


What every attempt has been made to ensure the accuracy of the floorplan contained therein, measurements of doors, windows, rooms and appliances are approximate and should be used as such by any prospective purchaser. The service, systems and appliances shown have not been tested and no guarantee, as to their operation or efficiency can be given.

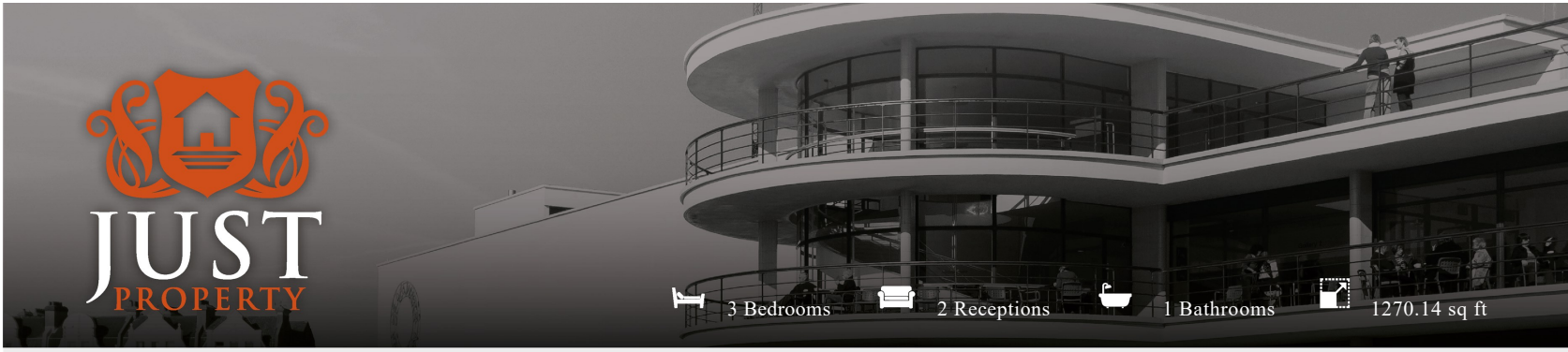
England & Wales	
EU Directive 2002/91/EC	
Not energy efficient - higher running costs	(1-20)
G	(21-30)
F	(31-40)
E	(39-54)
D	(55-60)
C	(61-80)
B	(81-91)
A	(92 plus)
Very energy efficient - lower running costs	
Current	Potential



# FLOORPLANS

47a Sea Road, Bexhill-On-Sea, TN40 1JJ

www.justproperty.net



3 Bedrooms 2 Receptions 1 Bathrooms 1270.14 sq ft

Leasehold  
£250,000

47a Sea Road, Bexhill-On-Sea, TN40 1JJ





## PROPERTY DETAILS

OFFERS IN EXCESS OF £250,000

Just Property are delighted to bring to the market this extremely impressive and spacious three bedroom maisonette, which offers versatile accommodation. The property offers some scope for updating, whilst retaining all the original charm and character. The apartment is conveniently situated just on the edge of Bexhill Town Centre, just a short stroll from Bexhill seafront and is within easy walking distance of the many restaurants and amenities, including Bexhill main line railway station with a direct train to London, and the iconic De La Warr Pavilion.

The property itself is bathed in natural light and is accessed via a private staircase leading to entrance porch on the first floor of this attractive building, arranged as just two apartments. Accommodation on the first floor comprises impressive entrance hall, sitting room with bay window, fitted kitchen with walk-in cupboard and wall mounted gas boiler bedroom, study, dining room/bedroom three, bathroom with full size bath and shower over, and separate WC. Stairs then rise to the second floor where can be found landing giving access to two double bedrooms, one having sea glimpses, walk-in storage room and additional W.C.

The property boasts many original features such as original fireplaces, sweeping balustrade, high ceilings, cornicing, door furniture and sash windows. The property additionally benefits from gas central heating, partial double glazing, ample built in storage throughout and a 935 year lease.

An early viewing is highly recommended by Just Property in order to fully appreciate all this wonderful apartment has to offer. Please contact us for further information and to arrange access. The property is being offered with no onward chain.



## ROOM DIMENSIONS

Entrance Porch

Entrance Hallway

Sitting Room  
18'4" x 15'1" (5.6 x 4.6)

Snug/Office  
9'10" x 7'6" (3 x 2.3)

Dining Room/Bedroom Three  
13'5" x 12'1" (4.1 x 3.7)

Kitchen  
10'5" x 8'6" (3.2 x 2.6)

Bathroom

W/C

Landing

Bedroom  
14'9" x 12'5" (4.5 x 3.8)

Bedroom

12'1" x 13'5" (3.7 x 4.1)

Walk-in Storage Room

W/C

## FEATURES

- **\*\*\*Vacant Possession\*\*\***
- Deceptively Spacious Maisonette
- Three Bedrooms
- Two Reception Rooms
- Bathroom & Two W.C's
- Sea Glimpses
- Scope For Updating
- Just Off Seafront
- Close To Town Centre
- Early Inspection Advised

