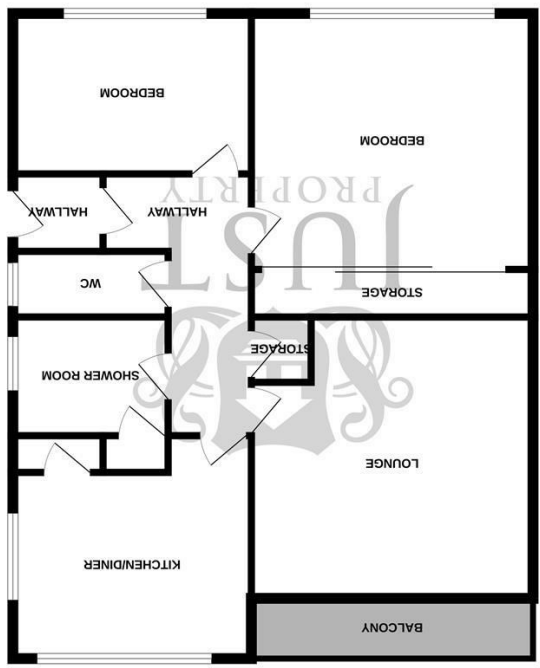


England & Wales	
EU Directive 2002/91/EC	
Very energy efficient - lower running costs	A (92 plus)
	B (81-91)
	C (69-80)
	D (55-68)
	E (39-54)
	F (21-38)
Not energy efficient - higher running costs	G (1-20)
Current	72
Potential	75

These energy ratings have been calculated in accordance with the Energy Performance of Buildings (England and Wales) Regulations 2002. The energy rating is based on a standard set of assumptions and is not a guarantee of energy performance. The actual energy performance may vary depending on the use of the building and the quality of the building fabric. For more information on energy ratings, please visit the Energy Performance of Buildings (England and Wales) Regulations 2002.



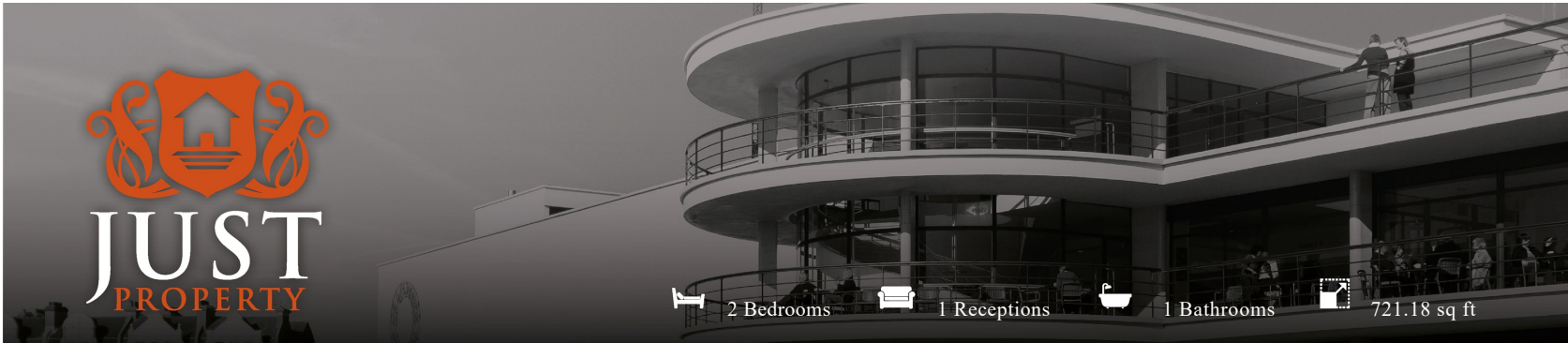
GROUND FLOOR



5 Barnhorn Close, Bexhill-On-Sea, TN39 4SF

FLOORPLANS

www.justproperty.net



2 Bedrooms 1 Receptions 1 Bathrooms 721.18 sq ft

Leasehold

£235,000

5 Barnhorn Close, Bexhill-On-Sea, TN39 4SF





PROPERTY DETAILS

****£240,000** / CHAIN FREE**

Just Property present to the open market this **TWO BEDROOM** ground floor apartment which boasts both a **PRIVATE ENTRANCE** and private terrace / balcony. The property is situated within this popular and sought after Cul-De-Sac that is only a stones throw away from the Little Common Village itself, offering a variety of different local shops, cafes and restaurants.

The living accommodation is all arranged on the ground floor and has the benefit of its own Private entrance to the front. Made up of **TWO DOUBLE BEDROOMS**, a family shower room / separate W.C, a modern fitted kitchen with dining area and a spacious homely reception room this property is not one to be missed by any buyers.

We have been advised that there is a remainder of 999 year long lease, a handy **PRIVATE GARAGE**, an annual maintenance charge of £1287 (including building insurance) and good sized communal gardens that are enclosed by hedges.

To fully appreciate the property, contact the vendors choice of Sole agents Just Property on 01424 444 100 for a viewing.

Council Tax Band - B



ROOM DIMENSIONS

Front door to vestibule and further door to

Entrance hall

Living room
16'2" x 11'1" (4.93m x 3.40m)

Balcony

Kitchen / Dining room
13'6" x 9'6" (4.14m x 2.92m)

Bedroom 1
15'1" x 10'7" (4.60m x 3.25m)

Bedroom 2
9'1" x 8'5" (2.79m x 2.59m)

Shower room / W.C

Separate W.C

Communal lawned gardens

En-bloc garage

FEATURES

- Heart Of Little Common Village
- Ground Floor Flat
- Balcony
- Garage En-Bloc
- Two Double Bedrooms
- Private Entrance leading through the side
- New boiler
- Long Lease
- Viewing Essential

