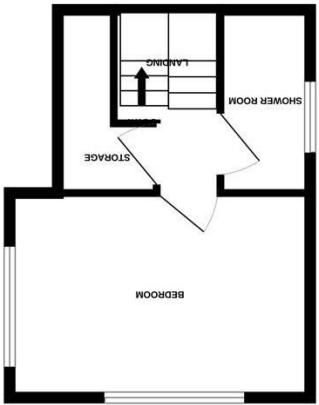




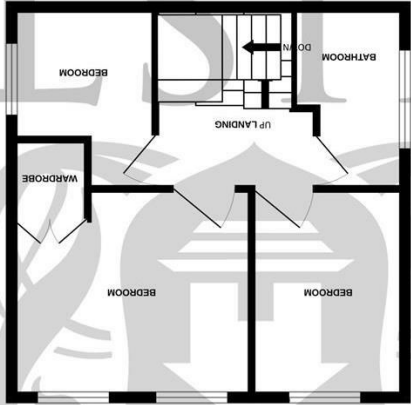
England & Wales	
EU Directive 2002/91/EC	
Energy Efficiency Rating	Very energy efficient - lower running costs
	A (92 plus)
	B (81-91)
	C (69-80)
	D (55-68)
	E (39-54)
	F (21-38)
Not energy efficient - higher running costs	G (1-20)
Current	74
	Potential 85



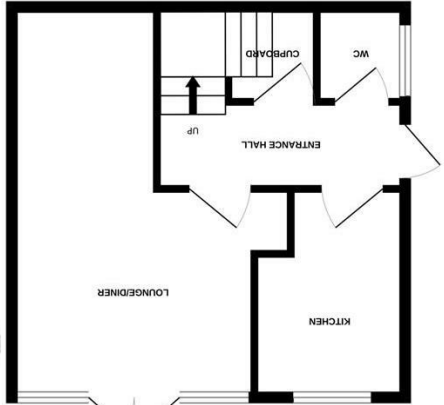
2ND FLOOR

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. 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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1ST FLOOR



GROUND FLOOR



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## FLOORPLANS

2 The Courtyard Chapel Walk, Bexhill-On-Sea, TN40 2JT

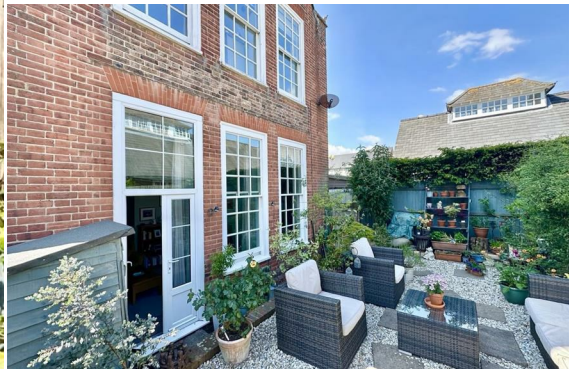


4 Bedrooms 1 Receptions 2 Bathrooms 1054.86 sq ft

Freehold

£335,000

2 The Courtyard Chapel Walk, Bexhill-On-Sea, TN40 2JT









Freehold

£335,000

 4 Bedrooms  1 Receptions  2 Bathrooms  1054.86 sq ft

## PROPERTY DETAILS

\*\*\* GUIDE PRICE £335,000 - £340,000 \*\*

Located in the tranquil surroundings of Chapel Walk, Bexhill-On-Sea, this immaculately presented four-bedroom townhouse offers a perfect blend of comfort and convenience. Spanning an impressive 1,055 square feet, this delightful home features a spacious reception room that invites relaxation and social gatherings.

The property boasts four bedrooms, providing ample space for family living or accommodating guests. With two modern bath/shower rooms, morning routines and evening unwinding are made effortless.

One of the standout features of this townhouse is the generous off-road parking, accommodating up to three vehicles, a rare find in such a desirable location. The quiet setting ensures a peaceful atmosphere, while still being conveniently close to local amenities, making it ideal for those who appreciate both serenity and accessibility.

This charming home is perfect for families or anyone seeking a comfortable lifestyle in a welcoming community. With its thoughtful design and prime location, this property is not to be missed.

Call The vendors choice of sole agents, Just Property on 01424 444 100 to arrange access for a viewing.



## ROOM DIMENSIONS

Front door	Family Bathroom W/C
Entrance Hall	Master Bedroom 14'4" x 10'4" (4.37m x 3.15m)
Cloakroom/WC	Shower Room/WC
Living/Dining Room 20'6" max x 12'0" (6.27m max x 3.68m)	Gardens
Kitchen 10'2" x 7'4" (3.10m x 2.24m)	Off Road Parking
First Floor Landing	Service Charge: £150 Yearly for Estate Maintenance
Bedroom 1 11'8" x 10'2" (3.56m x 3.12m)	
Bedroom 2 10'0" x 7'8" (3.07m x 2.36m)	
Bedroom/Study 8'11" x 7'4" (2.72m x 2.24m)	
Second Floor Landing	

## FEATURES

- Gas Central Heating & Double Glazing
- Parking & Gardens Included
- Living Accommodation Arranged Over Three Floors
- Well Presented Throughout Credit To The Current Owners
- Four Bedroom Town House, Freehold Property
- Call Just Property To Arrange Access For A Viewing
- Viewing Is Via Appointment Only Through The Sole Agents
- Council Tax Band - D
- Grade II Listed

