











## Oliver & Bailey

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## **Entrance Hallway**

**Living Room** 11'3" x 11'10" (3.45m x 3.63m)

**Dining Room** 11'10" x 12'2" (3.62m x 3.73m)

**Kitchen** 2.40m x 3.73

Bathroom

First floor landing

Bedroom One 13'3" x 11'9" (4.05m x 3.60m)

**Bedroom Two** 11'8" x 9'2" (3.56m x 2.80m)

**Bedroom Three** 9'4" x 12'4" (2.87m x 3.76m)

Cloakroom

Garden

Furnished Options: Unfurnished

Council Tax Band: B

Available Date: 17th June 2025

## Oliver 8 Bailey

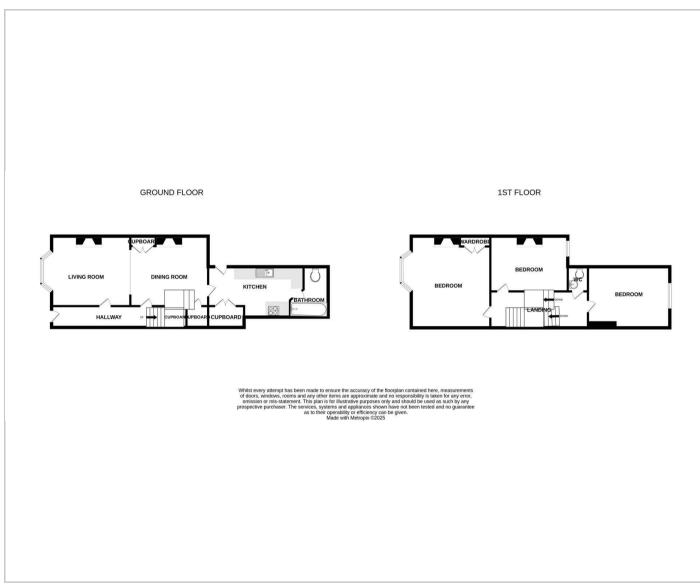


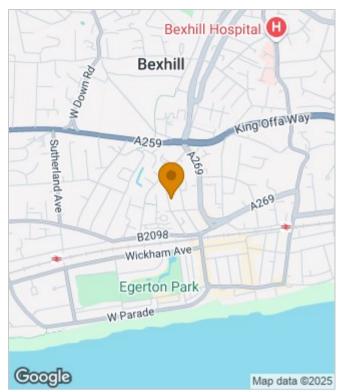
SPACIOUS THREE BEDROOM HOUSE, CLOSE TO THE CENTRE OF BEXHILL TOWN CENTRE.... Call Georgia or Robyn at Oliver & Bailey to view this newly refurbished family home.

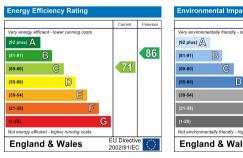
Located in Reginald Road, the property is only a short distance from all local amenities, sea front promenade and Bexhill Main Line Train Station.

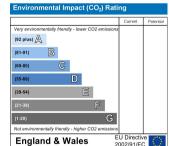
The property has been recently redecorated throughout to include new carpets and offers bright accommodation, comprising living room with open planning dining room, kitchen with integrated oven/hob and downstairs bathroom with shower over bath. On the first floor there are three double bedrooms and cloakroom. Further benefits to the property are a private rear garden, gas central heating, double glazing and EPC rating of C.

FLOORPLAN AREA MAP









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