



**Buckhurst Road, Bexhill-On-Sea TN40 1QF**



**welcome to**

**Buckhurst Road, Bexhill-On-Sea**

Fox and Sons are delighted to present to the market this stunning Character property that is arranged over three floors and boasts spacious and versatile accommodation throughout whilst retaining many original features and charm, the desirable location is set within moments of the town centre.



### **Reception Hall**

Having windows to the side aspect, under stairs cupboard and stairs rising to the first floor.

### **Lounge**

17' 8" x 13' 8" ( 5.38m x 4.17m )

Having Sash windows to the front aspect with fitted shutters, wooden flooring, marble fireplace, cupboards and shelving and a door leading to the dining room.

### **Dining Room**

17' 6" x 14' 1" ( 5.33m x 4.29m )

Leading from the hallway and having a doorway to the kitchen, along with two sets of French doors opening to the conservatory and a marble fireplace.

### **Kitchen**

13' 2" x 15' 1" ( 4.01m x 4.60m )

Having sash windows to the rear aspect, Centre Island, wall and base units, quartz work surface, one and a half bowl sink with drainer and mixer tap, hot tap, space and plumbing for dishwasher, five ring oven range with extractor above and oak flooring.

### **Conservatory**

12' x 9' 3" ( 3.66m x 2.82m )

Having double doors opening to the rear aspect and a single door to the side aspect.

### **Utility Room**

Having window to the side aspect, wall and base units, space and plumbing for washing machine and tumble dryer, wooden work surfaces and a stainless steel sink with drainer and mixer taps.

### **Cloakroom**

Having window to the side aspect, WC and vanity wash hand basin.

### **Cellar**

18' 10" x 6' 4" ( 5.74m x 1.93m )

### **First Floor Landing**

Having windows to the front and side aspect and stairs rising to the second floor.

### **Bedroom One**

14' 9" x 13' 8" ( 4.50m x 4.17m )

Having Sash windows to the front aspect, marble feature fireplace and cupboard to the side.

### **Bedroom Two**

15' x 10' 6" ( 4.57m x 3.20m )

Having Sash window to the rear aspect and a feature fireplace.

### **First Floor Wc**

Having Sash window to the side aspect, WC and a wash hand basin.

### **Shower Room**

Having double glazed window to the front aspect, large glass shower enclosure and a double hand basin and vanity unit.

### **Bedroom Three**

14' 9" x 13' 10" ( 4.50m x 4.22m )

Having Sash windows to the rear aspect, marble feature fireplace, large cupboard to the side and a wash hand basin.

### **Second Floor Landing**

Having window to the front aspect and a large storage cupboard.

### **Bedroom Four**

14' 10" x 14' ( 4.52m x 4.27m )

Having Sash window to the rear aspect and a cast iron fireplace.

### **Bedroom Five**

15' x 14' ( 4.57m x 4.27m )

Having Sash windows to the front aspect and a cast iron fireplace.

### **Bathroom**

Having Sash window to the rear aspect, tiled floor, cast iron fireplace, central panelled bath, low level WC, corner shower having a tiled enclosure, wash hand basin and heated towel rail.



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welcome to

## Buckhurst Road, Bexhill-On-Sea

- FIVE BEDROOM VICTORIAN TOWN HOUSE - TOWN CENTRE LOCATION AND CLOSE TO THE SEA AND STATION
- BEAUTIFULLY PRESENTED THROUGHOUT
- PARKING FOR MULTIPLE VEHICLES
- TWO RECEPTION ROOMS
- BEXHILL TOWN CENTRE

Tenure: Freehold EPC Rating: D

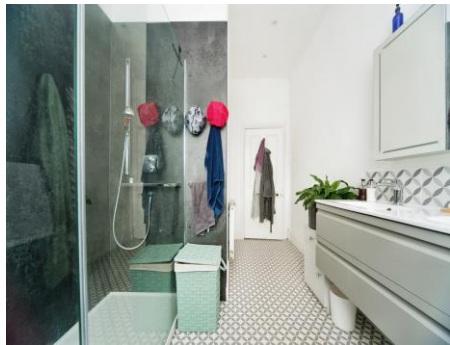
offers in excess of

**£700,000**



Total floor area 249.0 sq.m. (2,681 sq.ft.) approx

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They are for information only and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own surveyors.



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Please note the marker reflects the postcode not the actual property

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Property Ref:  
BOS110539 - 0006



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