



Park Road, Bexhill-On-Sea TN39 3HZ

welcome to

Park Road, Bexhill-On-Sea

Fox & Sons are proud to market this stunning TWO-BEDROOM APARTMENT located directly opposite the beautiful Egerton Park, offering tranquil views and quick access to Bexhill Town Centre & Seafront. Briefly comprising two double bedrooms, a generously-sized lounge space, kitchen and a PRIVATE BALCONY!



Entrance Hall

Leading to the lounge, bedroom one, shower room and bedroom two.

Lounge

15' 11" x 15' (4.85m x 4.57m)

A large, bright space with a gorgeous front-facing double-glazed bay window offering an un-matched view of Egerton Park, decorative wide skirting boards, a Victorian ceiling rose, powerpoints, TV point, access to the kitchen and carpeted throughout.

Kitchen

11' 1" x 8' 5" (3.38m x 2.57m)

Featuring a range of matching neutral wall & base units with marble effect countertops above, space & plumbing for a washing machine / tumble dryer, single sink & drainer unit with mixer tap, integrated fridge & freezer, electric cooker with hob induction unit above, ample storage & powerpoints.

Balcony

Private balcony space with a stunning outlook of the Park, a perfect space for two chairs and a small table. Access via double-glazed door leading from the kitchen.

Bedroom One

12' 6" x 9' 2" (3.81m x 2.79m)

The first double bedroom featuring substantial double-glazed windows with gas central heated radiator below, ample powerpoints and built in storage to the side-aspect.

Shower Room

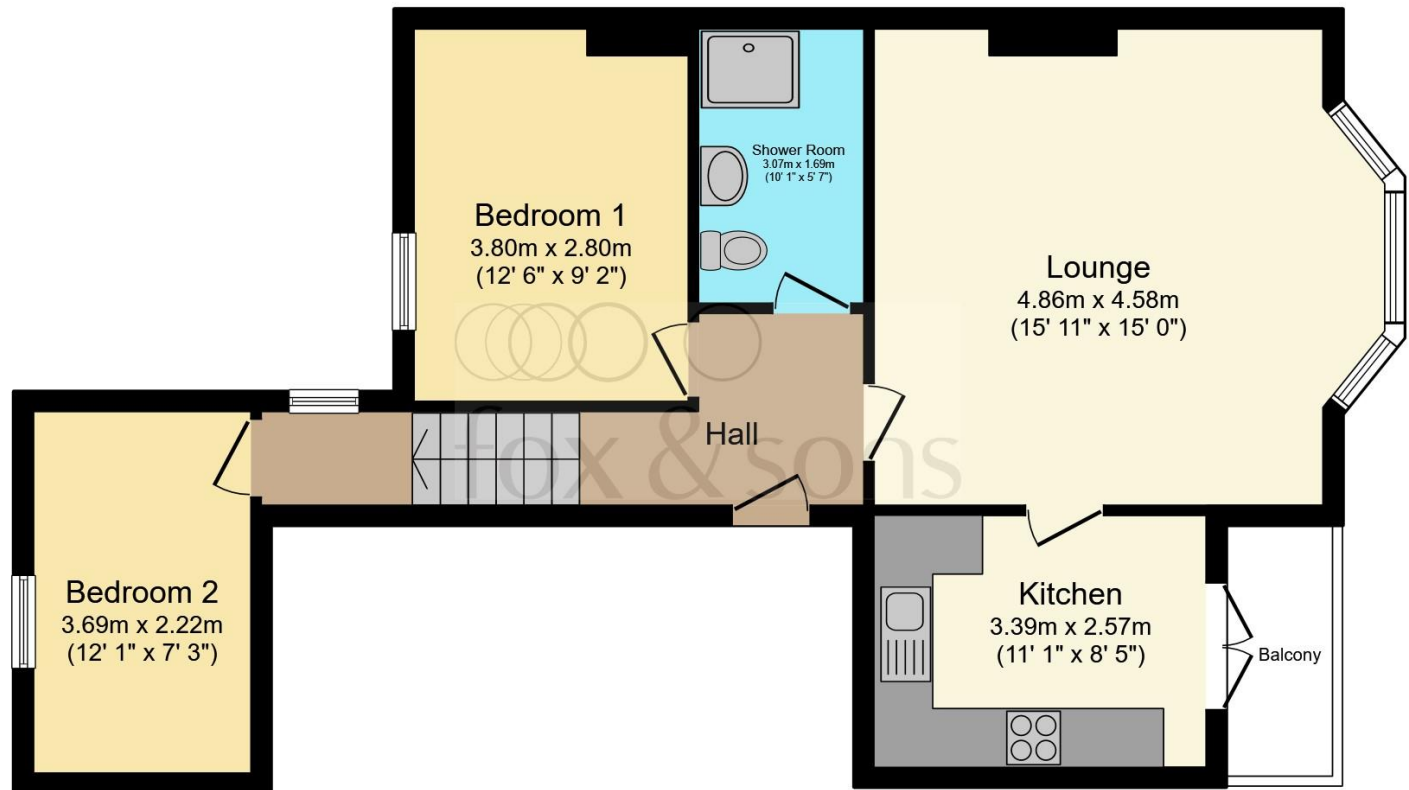
10' 1" x 5' 7" (3.07m x 1.70m)

Featuring a single tray walk-in shower with shower unit above, low-level WC, vanity unit & storage incorporated within the wash hand basin, partly tiled walls, heated towel rail and extractor fan.

Bedroom Two

12' 1" x 7' 3" (3.68m x 2.21m)

Another good-sized bedroom with generous natural light from the double-glazed window, a double built-in wardrobe unit, powerpoints and radiator.



Total floor area 65.3 m² (703 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Park Road, Bexhill-On-Sea

- HIGHLY SOUGHT AFTER ROAD IN BEXHILL
- GORGEOUS VIEWS OVER EGERTON PARK
- PRIVATE BALCONY
- SHORT DISTANCE FROM THE COASTAL SCENES AND THE TOWN
- HISTORIC PROPERTY WITH CHARACTER FEATURES

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2016. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

£240,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
BOS112214 - 0007

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