



Hilltop, 25a Fryatts Way, Bexhill-On-Sea, TN39 4LW





Hilltop, 25a Fryatts Way, Bexhill

- **Brand new two bedroom Bungalow**
- **Exceptional finish throughout**
- **Large Kitchen/Dining/Family Room with sliding patio doors into the rear garden**
- **Private driveway with parking for two cars**
- **En Suite to the master bedroom**
- **READY TO RESERVE TODAY**

Asking Price

£545,000

25a Fryatts Way

A Stunning two bedroom detached bungalow situated off the tree-lined Ellerslie Lane in Bexhill.

Finished to an exceptional standard, this home includes a bespoke shaker style kitchen with Quartz worktop and integrated appliances including hob, oven, fridge/freezer and dishwasher and sliding patio doors lead you into the south-westerly facing rear garden. The Bathrooms comes complete with Calacatta marble style tiling and are finished to a luxury standard with a contemporary suite and heated towel rail. Externally the property has two large areas of garden, both laid to lawn and a driveway with parking for two vehicles. To the rear is a good-sized garden with patio and a spacious timber shed (8ft x 6ft). This bungalow also boasts underfloor heating throughout and a highly efficient air source heat pump.

Tenure: Freehold. EPC Rating: TBC

10 Year Protek New Home Warranty

Please note these photos are of a different show home and not indicative of this plot. Please use as a guide to finishes only.

- Entrance Hall**
- Kitchen / Dining Room**
- Living Room**
- Master Bedroom**
- En Suite**
- Bathroom**
- Bedroom Two**
- Private Rear Garden**
- Off Road Parking**



Property Ref:
BOS112119 - 0001

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



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