





welcome to

Whitworth House - Buckhurst Road, Bexhill-On-Sea

Fox & Sons are proud to offer this charming ONE-BEDROOM GROUND FLOOR APARTMENT, ideally situated close to the heart of town, highly rated schools, and the train station. Featuring an open plan kitchen which seamlessly integrates into the lounge area, perfect for modern living and entertaining.













Entrance Hall

Entrance hall with access to the bedroom, shower room and living area.

Open Plan Lounge / Kitchen

16' 1" x 15' 5" (4.90m x 4.70m)

Open-plan, well equipped kitchen featuring an induction hob and electric oven. Enjoy ample natural light from double glazed windows.

Bedroom

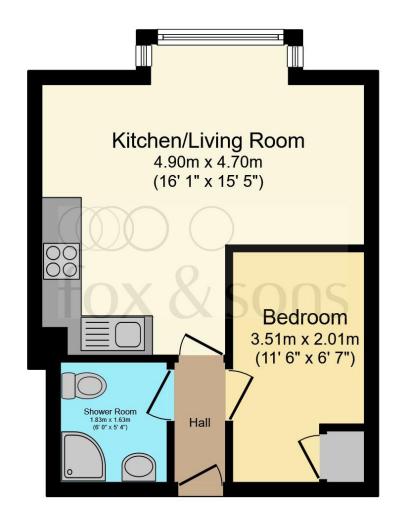
11' 6" x 6' 7" (3.51m x 2.01m)

Double-glazed window to the side aspect, storage application in the corner.

Shower Room

6' x 5' 4" (1.83m x 1.63m)

Featuring a double-glazed window to the side aspect. Separate single shower tray and low-level WC situated in the corner, wash hand basin and storage. Space for a pannelled bath.



Total floor area 30.4 m² (327 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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Whitworth House Buckhurst Road, Bexhill-On-Sea

- GROUND FLOOR APARTMENT
- CONVENIENT TOWN LOCATION
- CASH BUYERS RECOMMENDED

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 913.66

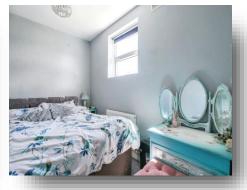
Ground Rent: 200.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2010. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£130,000







Parkhillim Larkhill Rew Park Ave Cranfield Roman Map data @2025

Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/BOS112299



Property Ref: BOS112299 - 0004 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.

House,



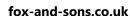


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