



**Hornbeam Avenue, Bexhill-On-Sea TN39 5JQ**



**welcome to**

**Hornbeam Avenue, Bexhill-On-Sea**

Fox & Sons are proud to market this immaculate FIVE-BEDROOM DETACHED HOUSE, briefly comprising an exceptional blend of modernisation, functionality and style, making it the ideal family home. Nestled in the highly-sought after residential location of Glenleigh.



## Lounge

This generously sized living area offers a warm & inviting atmosphere, perfect for relaxing or even entertaining. Key features include double-glazed windows to the front-aspect providing natural light, double-glazed patio doors & full length windows leading to the rear-aspect, multiple powerpoints & TV points at both ends of the room as well as a striking character gas flame fireplace with ornate solid stone detailing.

## Kitchen / Breakfast Room

This beautifully designed modern kitchen offers a central breakfast bar for casual dining, ample storage in the form of thoughtfully designed handleless cupboards, drawers and larders, integral eye-level double branded oven & grill, gas multiple-ring hob with an extractor fan above, integral fridge & freezer, integral dishwasher, one and a half sink & drainer unit with mixer tap, neutral & matching splashback tiles and worktops and large, large wall mounted radiator & double-glazed windows above the sink. To the opposite aspect sits a perfect additional dining space, featuring double-glazed windows, TV point, powerpoints and radiator.

## Utility Room

Matching the same design as the kitchen, the utility room benefits from a further single sink & drainer unit with mixer tap and matching splashback tiles, space & plumbing for a washing machine / tumble dryer or additional fridge freezer, wall mounted combination boiler (fitted in 2020 & serviced yearly), radiator and double-glazed door access to the rear.

## Bedroom Two

13' 9" x 12' 3" ( 4.19m x 3.73m )

An absolutely stunning double-bedroom benefiting from an amazing walk in wardrobe / dressing room, double-glazed windows to the front-aspect, an immaculate condition throughout, TV point, powerpoints, radiator and access to the en-suite.

## En-Suite

A matching suite featuring a corner single tray walk-in shower with chrome panels, pannelled bath, low-level WC, pedestal wash hand basin, chrome heated towel rail and a frosted double-glazed window to the rear-aspect.

## Bedroom Four

13' 4" x 11' 9" ( 4.06m x 3.58m )

Featuring a double-glazed window to the front-aspect, ample built in storage to the rear wall, radiator, TV point and powerpoints.

## Bedroom Five

9' 9" x 9' 8" ( 2.97m x 2.95m )

Featuring a double-glazed window to the rear aspect, radiator, TV point and powerpoints.

## Bathroom

8' 8" x 6' 5" ( 2.64m x 1.96m )

The family matching suite comprising a low-level WC, pedestal wash hand basin, frosted double-glazed window to the rear-aspect, panelled bath with hand held shower attachment and a chrome heated towel rail.

## Bedroom Three

15' x 9' ( 4.57m x 2.74m )

The second bedroom which can be found accompanied by an en-suite, also offering a double-glazed window to the front-aspect, double radiator, TV point and powerpoints.

## En-Suite

Another gorgeous en-suite fitted with a walk-in shower with chrome attachments and controls, low-level WC, pedestal wash hand basin, fully-tiled flooring, chrome heated towel rail and a frosted window to the rear-aspect.

## Bedroom One

14' 5" x 12' 2" ( 4.39m x 3.71m )

Featuring dual-aspect double-glazed windows to both the rear and front-aspects, double radiator, TV point, powerpoints and convenient built-in storage.

## Double Garage

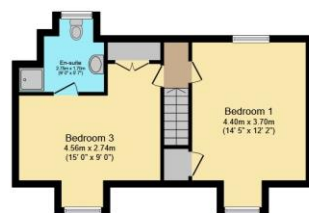
A rare & spacious double garage, operating with an electric up & over door, lighting & power - with extensive off-road parking to the front for multiple vehicles.



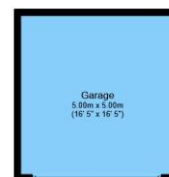
Ground Floor



First Floor



Second Floor



Garage

Total floor area 198.9 m<sup>2</sup> (2,141 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](http://www.focalagent.com)



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## Hornbeam Avenue, Bexhill-On-Sea

- A BEAUTIFUL FIVE BEDROOM DETACHED HOME
- SPACIOUS LOUNGE / KITCHEN / BREAKFAST ROOM & BEDROOMS
- DOUBLE GARAGE & OFF ROAD PARKING FOR MULTIPLE CARS
- QUIET, PRIVATE & SOUGHT AFTER RESIDENTIAL LOCATION IN NORTH BEXHILL
- CLOSE PROXIMITY TO SCHOOLS FOR ALL AGES, LOCAL HIGH STREET STORES AND SUPERMARKETS

Tenure: Freehold EPC Rating: C  
Council Tax Band: F

guide price



Please note the marker reflects the postcode not the actual property

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