



Braemar Court - Eridge Close, Bexhill-On-Sea TN39 3QY

welcome to

Braemar Court - Eridge Close, Bexhill-On-Sea

Fox & Sons are thrilled to present to the market this delightful TWO BEDROOM TOP-FLOOR APARTMENT located close to the highly-sought after Collington area. Benefits include a PRIVATE BALCONY, SHARE OF FREEHOLD, GARAGE EN-BLOC, secure entry system and elevated views. Schedule a viewing today!



Communal Entrance

With UPVC security entrance door, entry-phone system, stairs rising to all floors.

Entrance Hallway

Entry-phone system, storage cupboards, powerpoints, radiator and access to the loft via loft hatch.

Lounge

16' 1" x 11' 1" (4.90m x 3.38m)

Featuring UPVC windows & double doors leading to the balcony, radiator, powerpoints and TV point.

Balcony

Private balcony with secure balustrade railings and an elevated view over the surroundings.

Kitchen

14' 11" x 7' 7" (4.55m x 2.31m)

Comprising a range of matching wall and base units, double-glazed windows to the front & rear-aspects, 1.5 sink & drainer with a mixer tap, integral dish washer, space & plumbing for a washing machine, fridge freezer and double-oven.

Bedroom One

14' 1" x 10' 11" (4.29m x 3.33m)

Featuring double-glazed windows to the rear-aspect, built-in wardrobe, radiator and powerpoints.

Bedroom Two

10' 6" x 8' 11" (3.20m x 2.72m)

Featuring double-glazed windows to both the side & rear-aspects, built-in wardrobe, airing cupboard, radiator and powerpoints.

Bathroom

5' 8" x 5' 5" (1.73m x 1.65m)

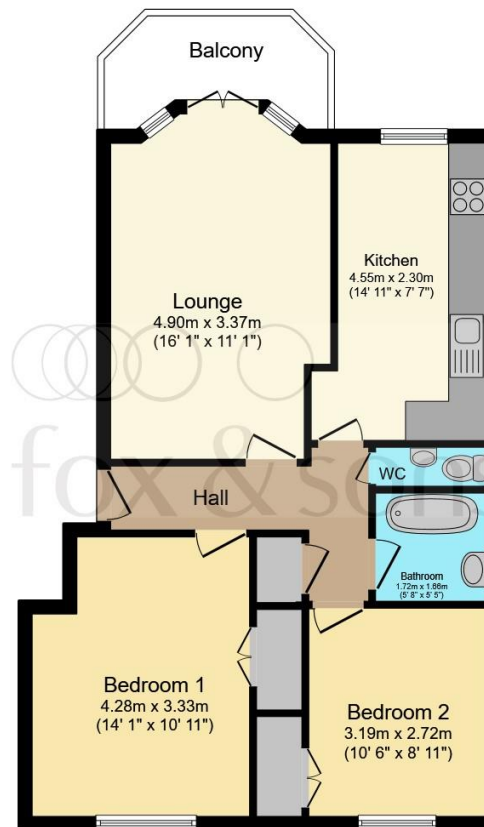
Benefiting from a double-glazed window to the side-aspect, wash hand basin with integral storage, paneled bath with an electric shower attachment above.

Separate Wc

Double-glazed window to the side-aspect, low-level WC and wash hand basin.

Garage En-Bloc

Access via up & over door.



Total floor area 64.6 m² (695 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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Braemar Court Eridge Close, Bexhill-On-Sea

- Two Bedroom Purpose-Built Apartment
- Located on the Second-Floor
- Private Balcony
- Garage En-Bloc
- Share of Freehold

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 2000.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 29 Sep 1969. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£250,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
BOS112758 - 0002

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