



**Belmaine Court - Collington Lane East, Bexhill-On-Sea TN39 3RH**



**welcome to**

**Belmaine Court - Collington Lane East, Bexhill-On-Sea**

Fox & Sons are proud to present to the market this TWO BEDROOM GROUND-FLOOR APARTMENT which is presented in a pristine condition in one of Bexhill's renown PURPOSE-BUILT BLOCKS. With communal gardens and ALLOCATED PARKING...



### Entrance Hall

Leading to all accommodation, spacious storage cupboards, powerpoints and radiator.

### Lounge

18' 8" x 10' 11" ( 5.69m x 3.33m )

Featuring double-glazed sliding doors to the rear-aspect leading directly to the communal gardens, two radiators, powerpoints and TV point.

### Kitchen

13' 11" x 7' 7" ( 4.24m x 2.31m )

An extremely modern fitted kitchen benefiting from a range of matching wall and base units, 1 & a half bowl sink and drainer unit with mixer taps, integral oven and grill unit with four-ring induction hob above and extractor fan above, further integral appliances including a fridge and freezer, space and plumbing for a washing machine / dish washer, laminate edge work surfaces and matching tiled splashback walls & flooring, double-glazed window to the rear-aspect, radiator, combination boiler and ceiling spotlights.

### Bedroom One

15' 11" x 10' 11" ( 4.85m x 3.33m )

Comprising a double-glazed window to the front-aspect, powerpoints, radiator and TV point.

### Bedroom Two

10' 10" x 9' ( 3.30m x 2.74m )

Comprising a double-glazed window to the front-aspect, built-in wardrobe space, powerpoints, TV point and radiator.

### Shower Room

A modern and matching suite boasting a low-level WC, wash hand basin with integral storage below, walk-in shower with a double tray & chrome shower attachments above, chrome heated towel rail, frosted double-glazed window to the rear-aspect, tiled flooring, partly-tiled walls and ceiling spotlights.

### Private Patio

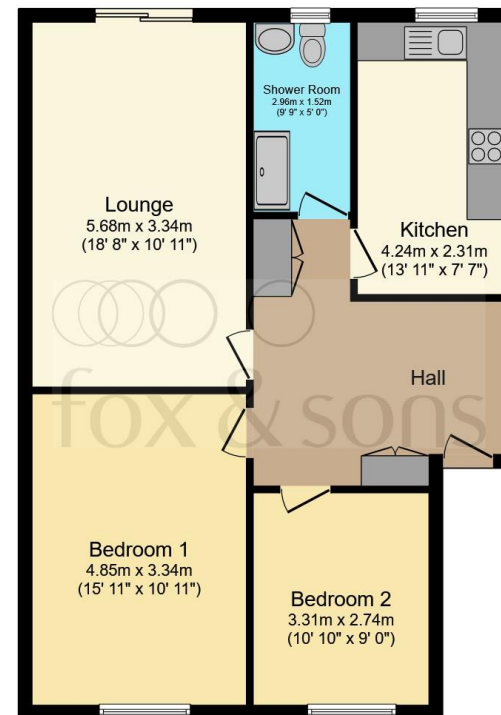
Leading seamlessly from the living area, offering an area perfect for summertime relaxing.

### Communal Garden

Mainly laid to lawn with mature shrubbery and access through to the residents allocated car park...

### Allocated Parking

The property benefits from allocated parking located to the rear of the building. Visitor spaces can also be found available for friends & family.



Total floor area 73.7 m<sup>2</sup> (793 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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## Belmaine Court - Collington Lane East, Bexhill-On-Sea

- Ground Floor Two Bedroom Apartment
- Presented in Excellent Condition
- Allocated Parking Positioned to the Rear
- Gas Central Heating
- Re-Fitted and Modern Kitchen & Shower Room

Tenure: Leasehold EPC Rating: D

Council Tax Band: C Service Charge: 1102.23

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 150 years from 29 Sep 1981. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£230 000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
BOS112746 - 0004

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Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

  
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