



St. James Road, Bexhill-On-Sea TN40 2DJ

welcome to

St. James Road, Bexhill-On-Sea

Fox & Sons are delighted to present to the market this deceptively spacious FOUR BEDROOM DETACHED HOME located in a prominent and sought after area in the North of Bexhill-On-Sea. This property briefly & conveniently benefits from a generously-sized living area, dining room, kitchen and bedrooms!



Lounge

21' 9" x 14' (6.63m x 4.27m)

Offering a dual-aspect effect with two large double-glazed windows to the front aspect & a double-glazed window to the rear overlooking the rear garden, a feature fireplace with ornate detailing, TV point, radiator, powerpoints and wooden flooring.

Kitchen

11' 4" x 7' 11" (3.45m x 2.41m)

Offering a range of matching wall and base units, space & plumbing for fridge freezer / washing machine / dish washer, low-level cooker with four ring hob over the top and extractor fan above, single sink & drainer unit with mixer tap, gas central boiler enclosed in cupboard, partly tiled walls, ample storage and powerpoints as well as double door double-glazed access leading to the rear garden.

Dining Room

14' 2" x 10' (4.32m x 3.05m)

Another dual aspect, spacious room with both double-glazed windows to the front and side aspects, multiple powerpoints, electric wall mounted heater and additional gas central heating radiator.

Downstairs Bathroom

A neutral matching suite with a fitted panelled bath unit, low-level WC, pedestal wash hand basin, tiled walls & flooring and a double-glazed window to the rear aspect.

First-Floor Landing

Featuring two single double-glazed windows and access to all bedrooms & upstairs bathroom.

Bedroom One

14' 8" x 12' 10" (4.47m x 3.91m)

The master bedroom features both double-glazed windows to the front and rear aspects, ample light flooding through, multiple powerpoints, access to the en-suite and carpeted throughout.

En-Suite

Featuring a single enclosed walk in shower unit, wash hand basin and low-level WC.

Bedroom Two

14' 2" x 9' 5" (4.32m x 2.87m)

Featuring both double-glazed windows to the front & side aspects, radiator, powerpoints & wooden flooring.

Bedroom Three

10' 6" x 8' 10" (3.20m x 2.69m)

Featuring a double-glazed window to the rear aspect, radiator, powerpoints and wooden flooring.

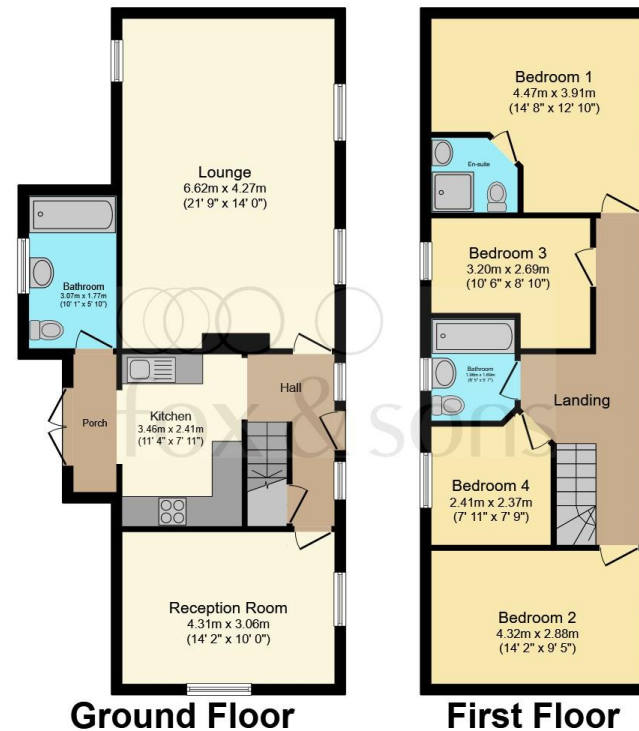
Bedroom Four

7' 11" x 7' 9" (2.41m x 2.36m)

A single bedroom space with a double-lazed window to the rear aspect, powerpoints and wooden flooring throughout.

Family Bathroom

A matching white suite comprising a frosted double-glazed window to the rear aspect, pannelled bath, pedestal wash hand basin, low-level WC, heated towel rail, partly tiled neutral walls and lino-flooring.



Total floor area 122.5 m² (1,318 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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welcome to

St. James Road, Bexhill-On-Sea

- Four Bedroom Detached House
- En-Suite to the Master Bedroom
- Prime Residential Location
- Spacious Accommodation Throughout
- Both Ground-Floor AND First-Floor Shower Rooms

Tenure: Freehold EPC Rating: D

Council Tax Band: C

offers in excess of

£400,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
BOS112800 - 0002

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