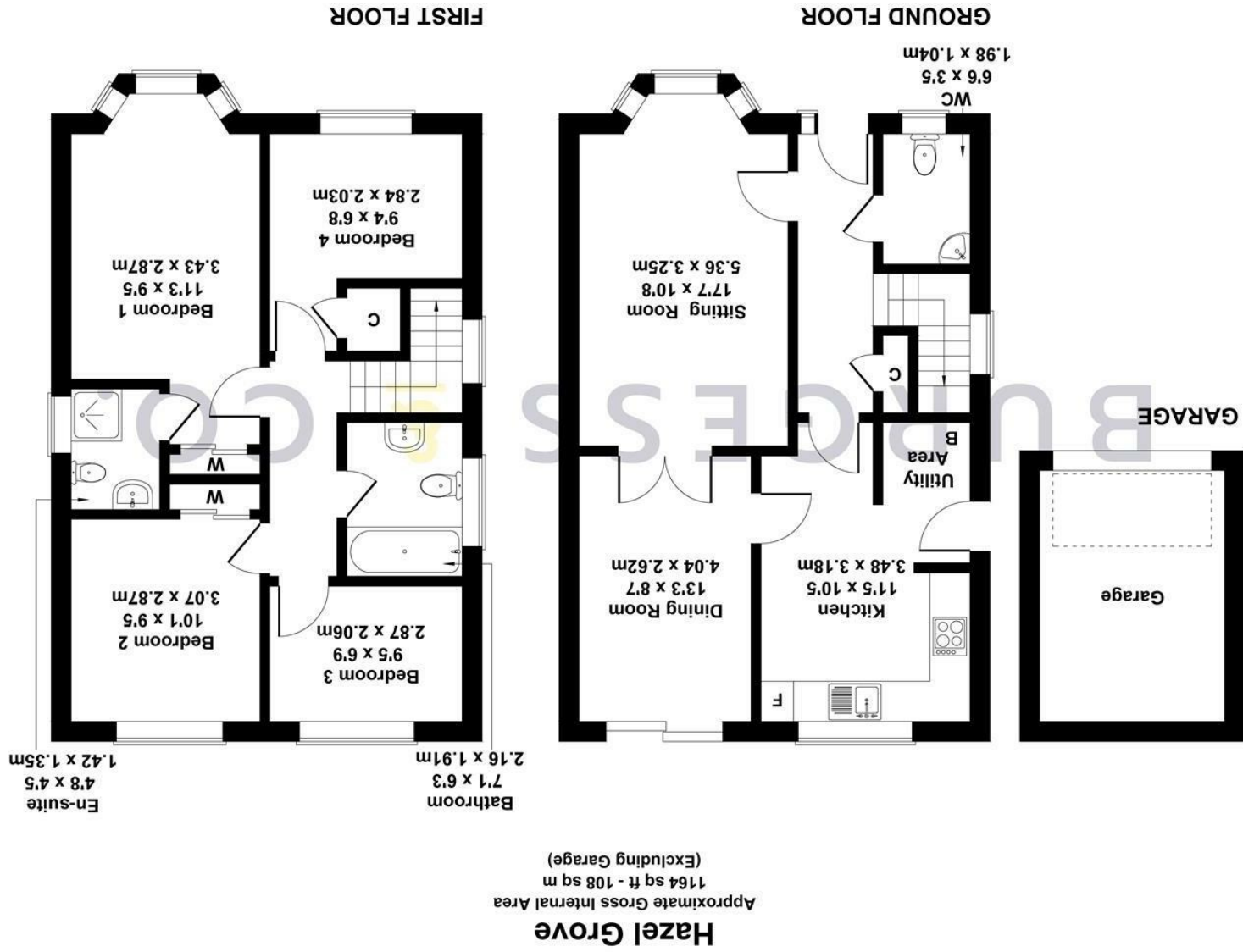




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BURGESS & CO.
01424 222255

22 Hazel Grove, Bexhill-On-Sea, TN39 5JW

Offers Over
£375,000 Freehold



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****CHAIN FREE**** Burgess & Co are delighted to present to the market this four bedroom detached bay fronted family house, located in a quiet residential Cul-de-Sac being within walking distance of local schools, Bexhill Academy, shops and bus services. Bexhill Town Centre is under three miles away with further shopping facilities, mainline railway station, restaurants and the seafront. The property is in need of improvement and the accommodation comprises entrance hall, downstairs cloakroom, fitted kitchen/breakfast room, utility area, living room opening to dining room with doors out to the rear garden, four bedrooms with en-suite to the main bedroom and a fitted family bathroom. Further benefits include gas central heating and double glazing. To the outside there is off road parking leading to a single garage and a secluded rear garden with decked area and patio. Viewing recommended by vendors sole agents.

Entrance Hall

With radiator, understairs storage cupboard housing fuse box, stairs to First Floor, double glazed frosted window to the front. Door to

Downstairs W.C

6'6 x 3'5
Comprising low level w.c, wash hand basin, radiator, double glazed frosted window to the front.

Living Room

17'7 x 10'8
With radiator, double glazed bay window to the front. Double doors to

Dining Room

13'3 x 8'7
With radiator, double glazed sliding doors to the rear. Door to

Kitchen

11'5 x 10'5
Comprising matching range of wall & base units, work surface, inset 1 & 1/2 bowl sink unit, inset gas hob with extractor hood over, fitted oven, appliance space, integrated fridge/freezer, tiled splashbacks, radiator, double glazed window to the rear, double glazed door to the side. Opening to

Utility Area

With radiator, appliance space, tiled splashbacks, Baxi boiler.

First Floor Landing

With radiator, loft hatch, double glazed window to the side.

Bedroom One

11'3 x 9'5
With radiator, built-in wardrobe, double glazed bay window to the front. Door to

En-suite Shower Room

4'8 x 4'5
Comprising shower cubicle, low level w.c, pedestal wash hand basin, radiator, double glazed frosted window to the side.

Bedroom Two

10'1 x 9'5
With radiator, built-in wardrobe, double glazed window to the rear.

Bedroom Three

9'5 x 6'9
With radiator, double glazed window to the rear.

Bedroom Four

9'4 x 6'8
With radiator, airing cupboard, double glazed window to the front.

Family Bathroom

7'1 x 6'3
Comprising panelled bath with shower over, partly tiled walls, radiator, low level w.c, pedestal wash and basin, double glazed frosted window to the side.

Outside

To the front there is a small area of lawn, a driveway providing parking to the side for two vehicles, leading to a single garage. To the rear there is an area of lawn, a decking area, a summer-house and side access.

Garage

With up & over door.

NB

Council tax band: E

