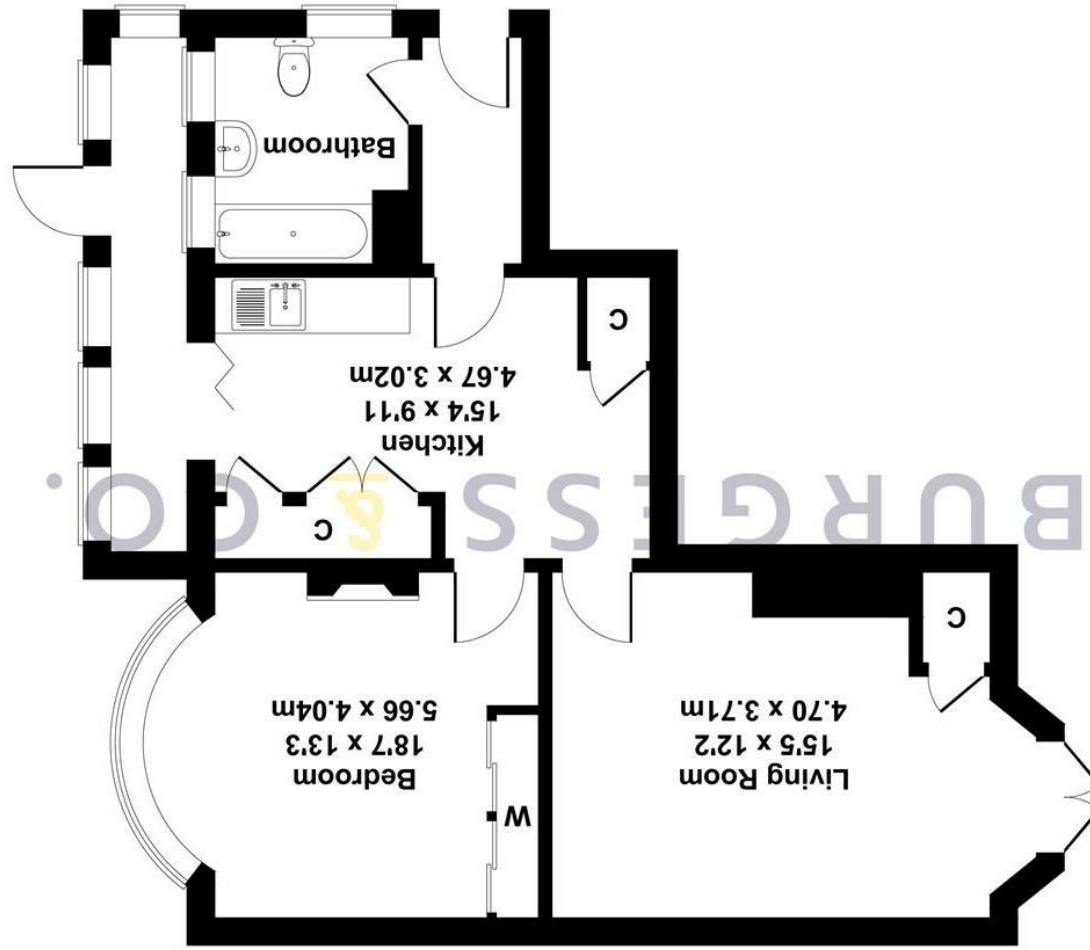


Not to Scale. Produced by The Plan Portal 2024
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Cantelupe Road
Approximate Gross Internal Area
678 sq ft - 63 sq m

BURGESS & CO.
01424 222255

67a Cantelupe Road, Bexhill-On-Sea, TN40 1PP

£350,000 Leasehold -
Share of Freehold



01424 222255

Burgess & Co are delighted to bring to the market this exceptionally spacious one bedroom garden flat, forming part of this attractive older style building. Located within a short walk to Bexhill Town Centre with its array of amenities, restaurants, mainline railway station, the beautiful seafront and the iconic De La Warr Pavilion. The accommodation comprises a private entrance, a porch/sun room, a fitted kitchen/breakfast room, an 18'7 double bedroom, a modern bathroom, and a 15'5 living room with direct access onto a private rear garden. Further benefits include double glazing, gas central heating, and a share of the Freehold. To the outside there are private front & rear gardens as well as a parking space located to the rear of the building. Viewing is considered essential by vendors sole agents.

Porch/Sun Room

With original tiled floor, frosted window to the side, double glazed windows & door to the front. Shutters opening to

Kitchen

15'4 x 9'11
Comprising range of base units, worksurface, inset sink unit, tiled splashback, space for Range master cooker, space & plumbing for washing machine, space for standing fridge/freezer, built-in cupboards, space for table & chairs, understairs storage cupboard, door to Bedroom, door to Inner Hall. Door to

Living Room

15'5 x 12'2
With radiator, parquet flooring, space for dining table, double glazed doors, double glazed sash window to the rear.

Bedroom

18'7 x 13'3
With original parquet flooring, radiator, feature fire, double glazed bay window to the front with fitted blinds & fitted window seat.

Inner Hall

Door to side.

Bathroom

Comprising bath with shower attachment, low level w.c, pedestal wash hand basin, radiator, cupboard housing Viessmann boiler, two frosted windows to the front, frosted window to the side.

Outside

To the front there is an area of garden with flowerbeds housing mature flowers & shrubs and a pathway to the front entrance. To the rear there is a patio area, an area of lawn, side access, two garden sheds, a summer-house and

a gate to the back leading to a parking space.

NB

There is the remainder of a 999 year Lease from 25 March 1968 to include a share of the Freehold. We have been advised that the maintenance is on an as & when basis. Council tax band: B

