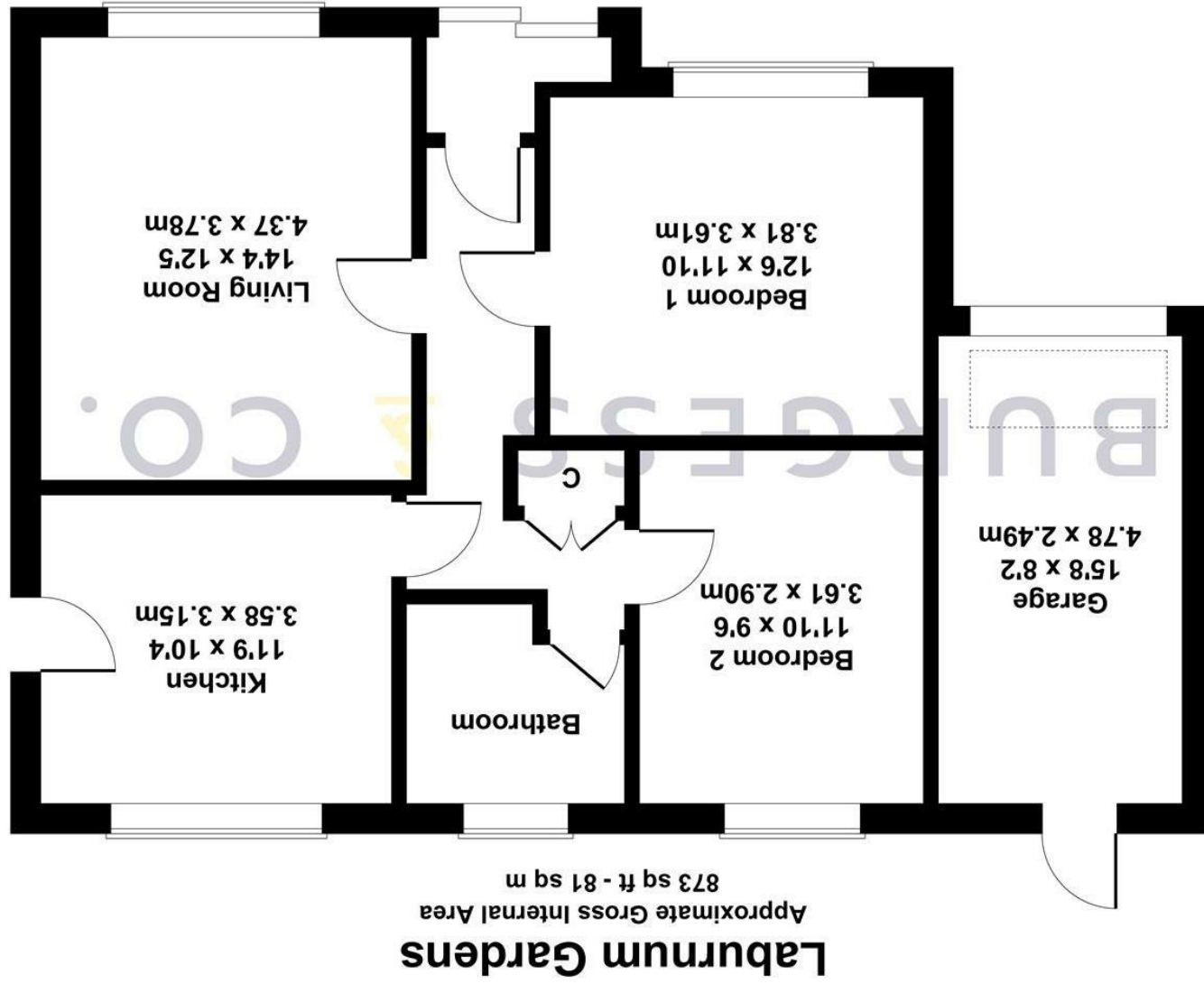




For Illustrative Purposes Only.

Not to Scale. Produced by The Plan Portal 2024



BURGESS & CO.
01424 222255

17 Laburnum Gardens, Bexhill-On-Sea, TN40 2PF

Offers In Excess Of
£335,000 Freehold



01424 222255

****CHAIN FREE**** Burgess & Co are delighted to bring to the market this elevated two bedroom detached bungalow, enjoying distant sea views. Situated in this sought after residential area being ideally located within easy reach of Ravenside Retail Park with its array of shopping facilities, access to Glyne Gap beach and there also are nearby bus services. Bexhill Town Centre is within 2 miles offering with further shops, restaurants, mainline railway station, seafront and iconic De La Warr Pavilion. The accommodation comprises an entrance hall, a living room, a fitted kitchen, two good size bedrooms and a fitted family bath/shower room. The property benefits from double glazing, gas central heating, an integral single garage, off road parking, and a delightful enclosed rear garden being mainly laid to lawn. Viewing is highly recommend by vendors sole agents.

Porch

With tiled floor, double glazed frosted door to

Entrance Hall

With parquet flooring, radiator, built-in cupboard.

Living Room

14'4 x 12'5

With radiator, feature fire, two double glazed windows to the side, double glazed window to the front with distant sea views.

Kitchen

11'9 x 10'4

Comprising matching range of wall & base units, worksurface, inset 1 & 1/2 bowl sink unit, tiled splashbacks, space for cooker with extractor hood over, space for appliances, radiator, double glazed window to the rear, double glazed frosted door to Lean-to with side access, door to garden.

Bedroom One

12'6 x 11'10

With radiator, double glazed window to the front with distant sea views, double glazed window to the side.

Bedroom Two

11'10 x 9'6

With radiator, double glazed window to the rear.

Bathroom

Comprising bath with shower attachment, shower cubicle, low level w.c, pedestal wash hand basin, towel radiator, radiator, tiled walls & floor, double glazed frosted window to the rear.

Outside

To the front there is a block paved driveway providing parking leading to a garage and a tiered garden with flowerbed housing slate chippings, an area of lawn, steps with pathway and side access. To the rear there is a block paved patio area, steps lead up to an area of lawn with mature shrubs & hedges, a garden shed and personal door to the garage.

Garage

15'8 x 8'2

With electric roller door, loft hatch, Baxi boiler, double glazed frosted window & door to the rear.

NB

Council tax band: D

