



BURGESS & CO.
01424 222255

12 Links Drive, Bexhill-On-Sea, TN40 1TE

Offers Over
£395,000 Freehold



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Burgess & Co are delighted to bring to the market this bright and spacious detached bungalow, occupying an elevated position and situated in a sought after residential area of Bexhill. Ideally located within a short walk to Bexhill Town Centre with its range of amenities, shops, restaurants, bus services, mainline railway station and seafront with iconic De La Warr Pavilion. Ravenside Retail Park is also within a mile away providing further shopping & leisure facilities. The accommodation is arranged to provide an entrance porch, hallway, 19'11 lounge, three bedrooms, kitchen, shower room and separate cloakroom, and conservatory. Benefits include double glazing, gas central heating, off road parking, garage and a delightful rear garden.

Porch

With double glazed window, door to

Entrance Hall

With radiator, storage cupboards, airing cupboard, access to loft

Living Room

19'11 x 12'2
With radiator, feature gas fire, double glazed window to front

Kitchen

11'0 x 10'9
Comprising matching range of wall & base units, worksurface, inset sink, tiled splashbacks, inset gas cooker, space for appliances, eye level double oven, tiled floors, double glazed window to rear, door to the side.

Bedroom One

15'1 x 13'10
With radiator, fitted wardrobes, double glazed windows to rear

Bedroom Two

11'9 x 9'10
With radiator, fitted wardrobes, double glazed window to front

Bedroom Three/Dining Room

10'8 x 6'10
With double glazed sliding door to

Conservatory

11'48 x 7'10
With double glazed door to the sides, double glazed windows to the rear.

Separate W.C.

Comprising low level w.c, wash hand basin, tiled walls, double glazed frosted window to the side.

Shower Room

Comprising walk in shower, pedestal wash hand basin, low level w.c, radiator, tiled walls, double glazed frosted window to the side.

Garage

8'14 x 30'6
With up & over door, wall mounted boiler, double glazed window and door to rear

Outside

To the front there is an area of garden with a mature landscaped frontage, steps leading up to the front door and a driveway providing off road parking, leading to a garage. To the

rear there is a patio garden with steps to a patio area, mature hedge, a garden shed and flowerbeds housing mature plants & hedges and gated side access,

NB

Council tax band: D

