



**8 The Landmark Sackville Road, Bexhill-On-Sea, East Sussex TN39 3FA
£355,000**

A simply stunning second floor apartment, situated along the picturesque Bexhill Seafront, within close walking distance to Bexhill Town Centre, The De La Warr Pavilion & Bexhill Train Station, offering direct links to London Victoria and Ashford International. The property offers a unique blend of modern living and breath-taking coastal views, boasting large a living/dining room, three double bedrooms, modern fitted kitchen, ensuite and separate family bathroom. Other benefits include sea views that can be enjoyed from every window, creating a serene atmosphere that is hard to match. Additionally, three sun balconies offering the perfect spots to soak in the sun or enjoy a refreshing sea breeze, making it an ideal retreat for those who appreciate the beauty of coastal living and further benefitting from secure, under ground parking. This apartment presents a fantastic opportunity for sea side living at its finest. Viewing comes highly recommended by Rush, Witt & Wilson Sole Agents.



Communal Entrance Hall

Stairs and lift leading to the second floor.

Private Entrance Hall

Entrance door, large storage cupboard, radiator.

Kitchen

12'10" x 6'2" (3.92m x 1.9m)

Modern fitted kitchen with wall and base level units with quartz straight edge worktop surfaces, one and a half bowl sink with mixer tap, integrated dishwasher, space for free standing fridge and freezer, integrated electric cooker, four ring hob with extractor canopy above and tiled flooring.

Living/Dining Room

18'4" x 13'6" (5.6m x 4.13m)

Double glazed windows and glass panelled door leading to the sun balcony. Two radiators.

Main Bedroom

19'1" x 10'8" (5.83m x 3.26m)

Radiator, glass panelled door giving access onto the sun balcony with beautiful views towards the De La Warr Pavilion and the seafront.

En-Suite

Comprising w.c. with low level flush, wash hand basin with mixer tap and walk-in shower cubicle with chrome controls and chrome wall mounted shower attachment and chrome shower head, part tiled walls and tiled flooring, chrome heated towel rail.

Bedroom Two

12'8" x 11'6" (3.87m x 3.53m)

Glass panelled door to the front elevation giving access onto the sun balcony, radiator.

Bedroom Three

9'10" x 8'3" (3m x 2.53m)

Double glazed windows to the front elevation, radiator.

Family Bathroom

Suite comprising w.c. with low level flush, wash hand basin with mixer tap and tiled bath with chrome controls. Walk-in shower cubicle with chrome wall mounted shower controls, chrome shower attachment and chrome shower head. Chrome heated towel rail, part tiled walls and tiled flooring. Recessed ceiling spotlights and extractor fan.

Under Ground Parking

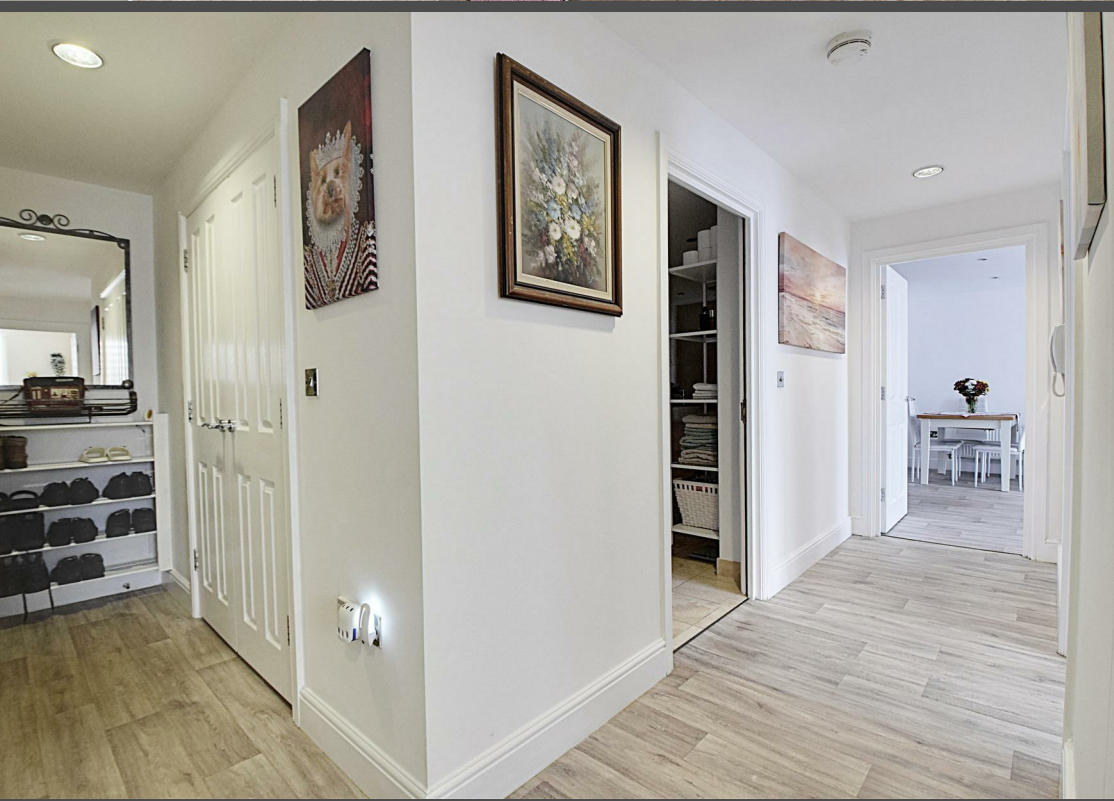
With allocated car parking space.

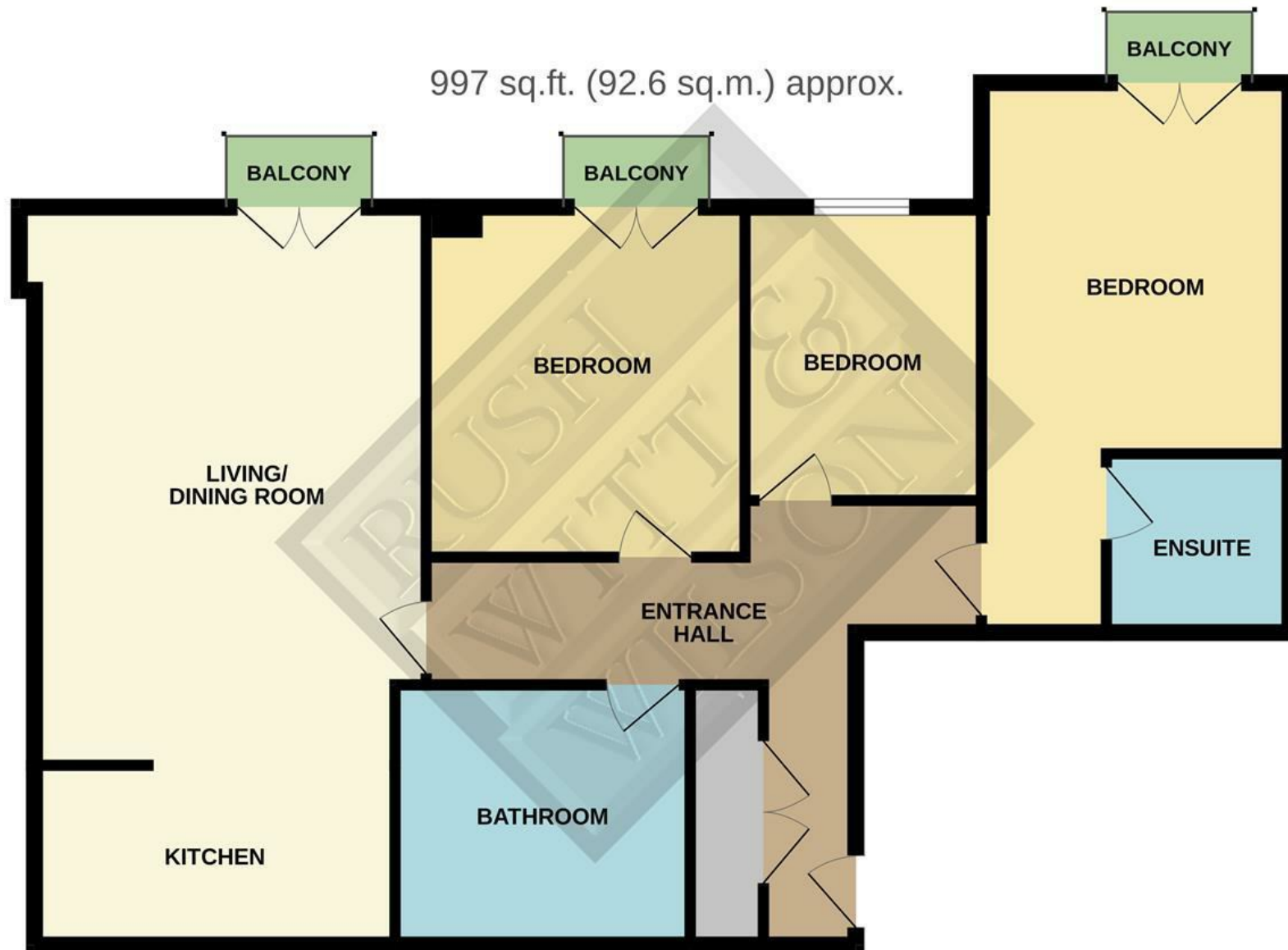
Lease & Maintenance

115 year remaining on the lease. Maintenance charge £3889.92 for 2025.

Agents Note

None of the services or appliances mentioned in these sale particulars have been tested. It should also be noted that measurements quoted are given for guidance only and are approximate and should not be relied upon for any other purpose.

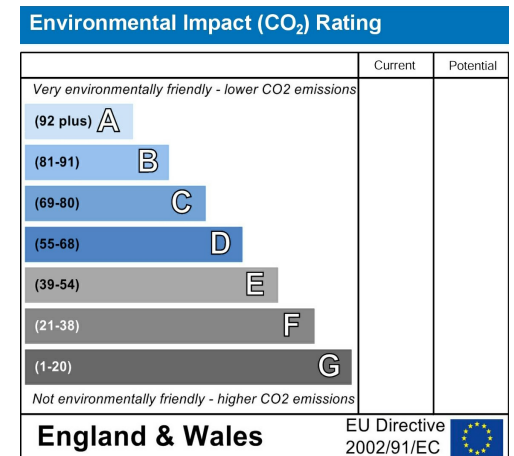
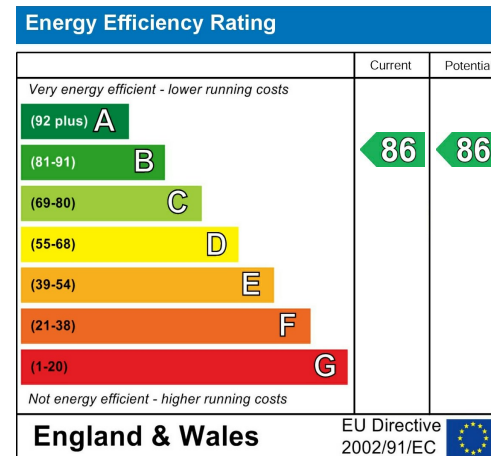
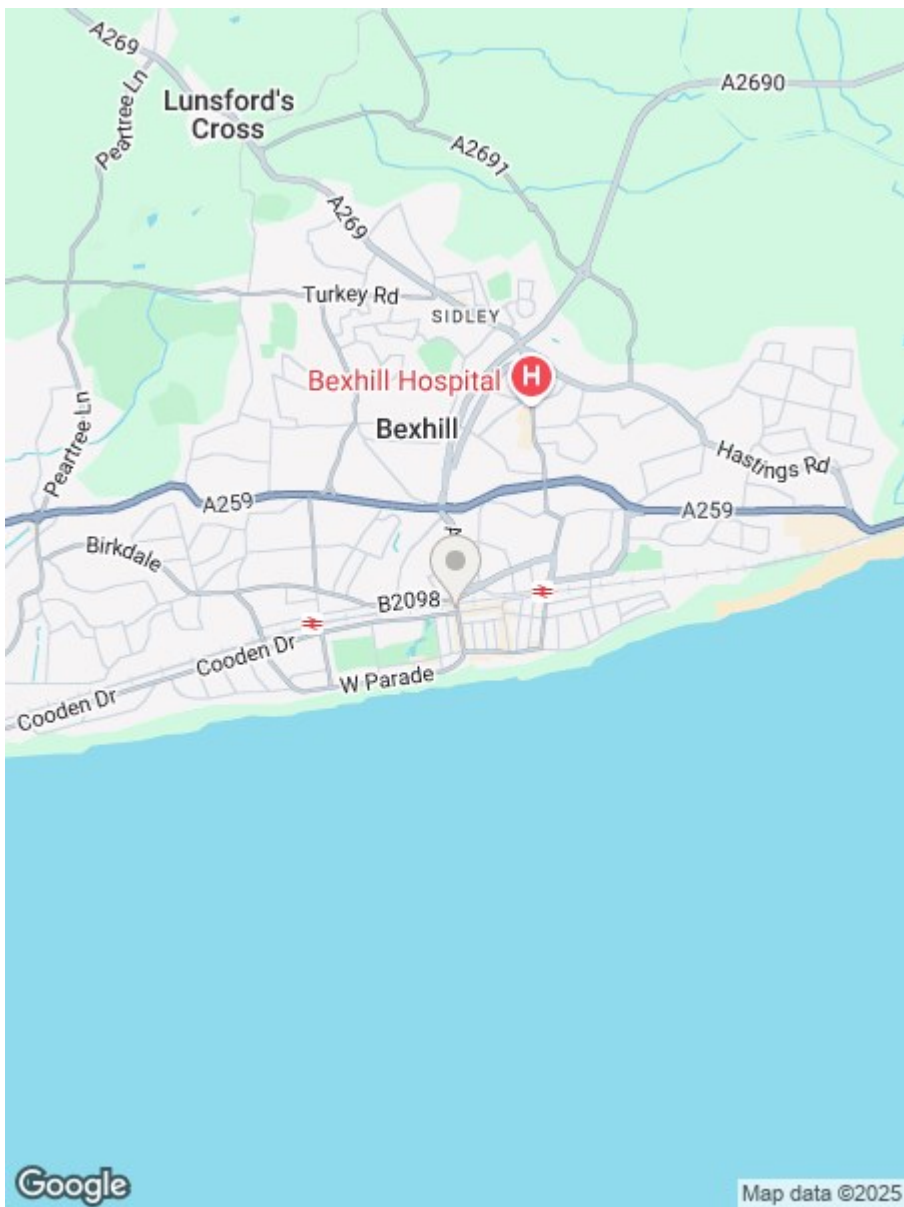




TOTAL FLOOR AREA : 997 sq.ft. (92.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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