



7 Elsted Road, Bexhill-on-Sea, TN39 3BG

Offers Over £675,000









# 7 Elsted Road

Bexhill-on-Sea, TN39 3BG

- Beautifully presented detached chalet-style residence
- Superb 23' lounge
- Contemporary kitchen
- Ground floor bathroom and first floor shower room
- Within easy reach of Cooden Beach Railway Station, golf club, and seafront
- Three bedrooms - One on ground floor
- Double glazed conservatory overlooking gardens
- Good size plot with wider-than-average, private rear garden
- Gas central heating & double glazed windows and doors
- No onward chain

Abbott and Abbott Estate Agents offer for sale, with no onward chain, this beautifully presented detached chalet-style residence, situated in a quiet, tucked-away position in an exclusive cul-de-sac off The Gorses, yet within a few hundred yards of Cooden Beach railway station, golf course and the beach. Built in the 1960's to a distinctive style, the property offers bright, well-proportioned accommodation with most of the principal rooms having a southerly aspect and includes three bedrooms - one on the ground floor, a superb 23' x 13' lounge/dining room leading through to a double glazed conservatory, an attractive kitchen, plus a ground floor bathroom and first floor shower room - both equipped with contemporary suites. The property sits well back from the road, on a good size plot, with a wide, secluded and very private rear garden. Gas central heating is installed and there are uPVC double glazed windows and exterior doors.

The property is also well placed for Little Common shops and services, which are just under a mile distant, and Bexhill town centre is only two miles. The local community bus stops at nearby Cooden Beach station.



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## uPVC Double Glazed Entrance Porch

## L-Shaped Entrance Hall

## Lounge/Dining Room

23' plus oriel bay window x 13 max (7.01m plus oriel bay window x 3.96m max)

## uPVC Double Glazed Conservatory

11'7 x 9'4 (3.53m x 2.84m)

**Kitchen** 13' max x 8'10 max (3.96m max x 2.69m max)

## Bedroom Three/ Dining Room

13'10 x 11' plus oriel bay window (4.22m x 3.35m plus oriel bay window)

## Bathroom

## First Floor Landing

## Bedroom One

14'10 x 12'7 plus dormer window (4.52m x 3.84m plus dormer window)





**Bedroom Two**

9'10 x 9' (3.00m x 2.74m)

**Shower Room**

**Outside**

**Garage**

**Gardens**

18' x 8'8 (5.49m x 2.64m)









Floor Plans



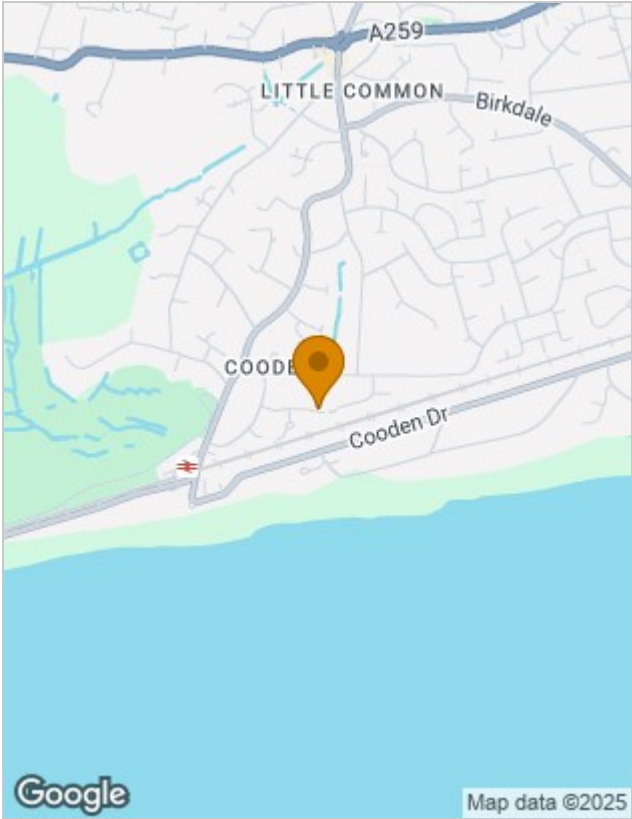
Viewing

Please contact our Sales Office on 01424 212233 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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Location Map



Energy Performance Graph

