

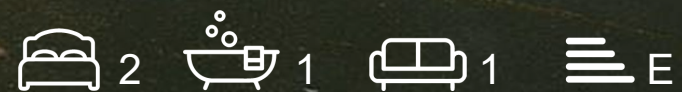
Abbott & Abbott

Estate Agents, Valuers and Lettings



10 Brampton Court, Bexhill-on-Sea, TN39 3NG

£245,000





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10 Brampton Court

Bexhill-on-Sea, TN39 3NG

- Bright and spacious first floor purpose built flat
- South-facing lounge with balcony
- Shower room with WC
- Electric central heating and uPVC double glazing
- Two double bedrooms
- Kitchen with appliances
- Further separate WC
- Tucked-away position in West Bexhill

Abbott and Abbott Estate Agents offer for sale this bright, spacious, and very well-presented first floor flat, situated in a tucked-away position at the end of a cul-de-sac off Collington Avenue. Built around 1970 as part of a purpose built development of just twelve properties, the property features well-planned accommodation which includes two double bedrooms, a lovely 18' x 14' south-facing lounge with access onto a south-facing balcony, a good size kitchen with appliances, shower room with WC and a further separate WC. Outside, there is a single garage. Electric central heating is installed and there are uPVC double glazed windows.

The property is well situated, approximately midway (1 mile) between Bexhill town centre and Little Common shops. Local shops and buses are nearby in Collington Avenue and the property is also within easy reach of Collington Woods and Collington Halt railway station. The seafront at West Parade is about half a mile.



Communal Entrance Hall

Good Size Entrance Hall

12'11 max x 12'6 max (3.94m max x 3.81m max)

Lounge 18' x 14'1 (5.49m x 4.29m)

South-Facing Balcony 14'6 x 4' (4.42m x 1.22m)

Kitchen 12'6 x 9'5 (3.81m x 2.87m)

Bedroom One 15'11 x 13' (4.85m x 3.96m)

Bedroom Two 15' x 10'11 (4.57m x 3.33m)

Shower Room

Separate WC

Outside

Garage H 16'7 x 8'2 (5.05m x 2.49m)

Lease - 999 years from 1970





Share of Freehold

Maintenance - Currently £867.68 per half year

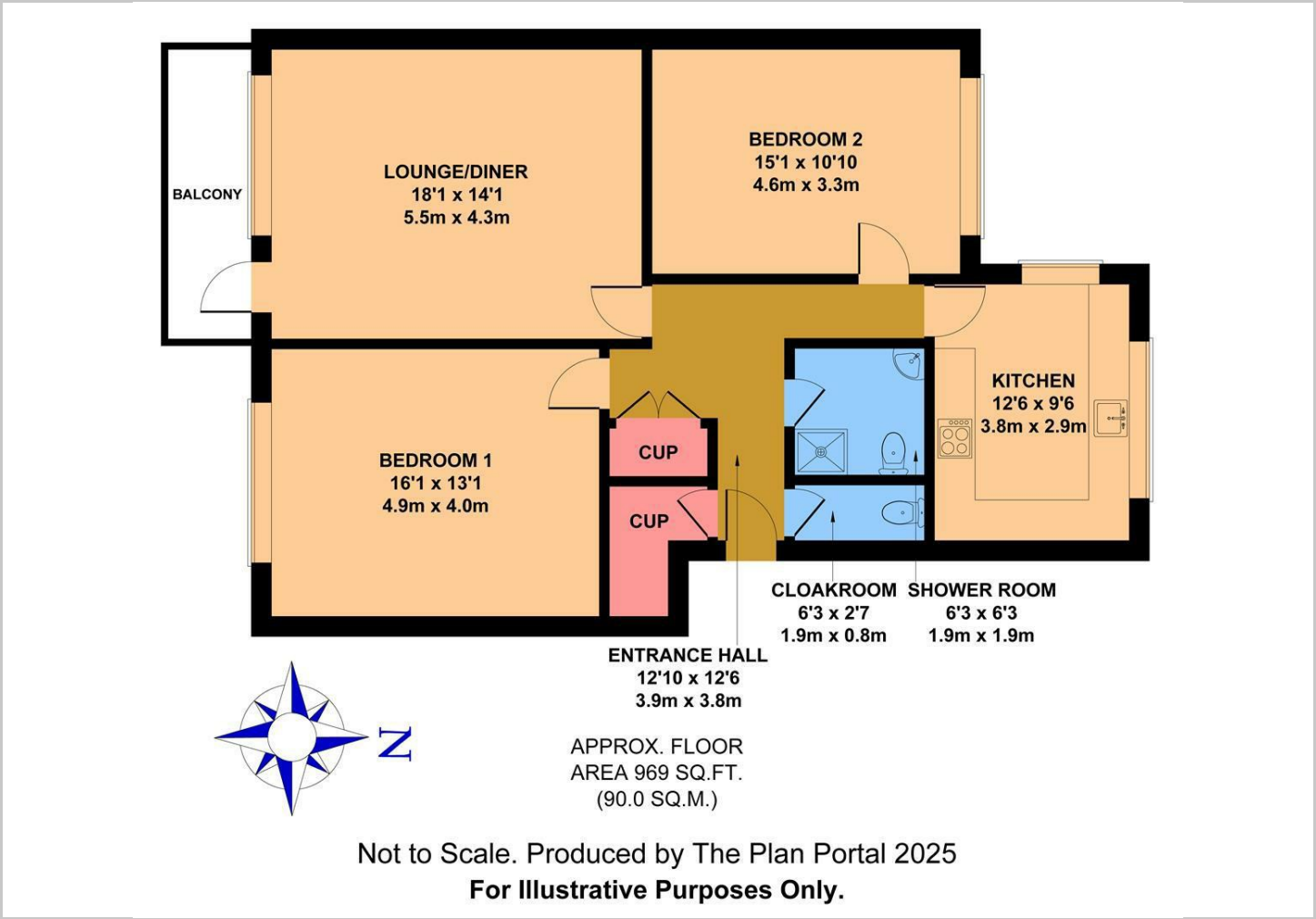
Council Tax Band - C (Rother District Council)

EPC Rating - E





Floor Plans



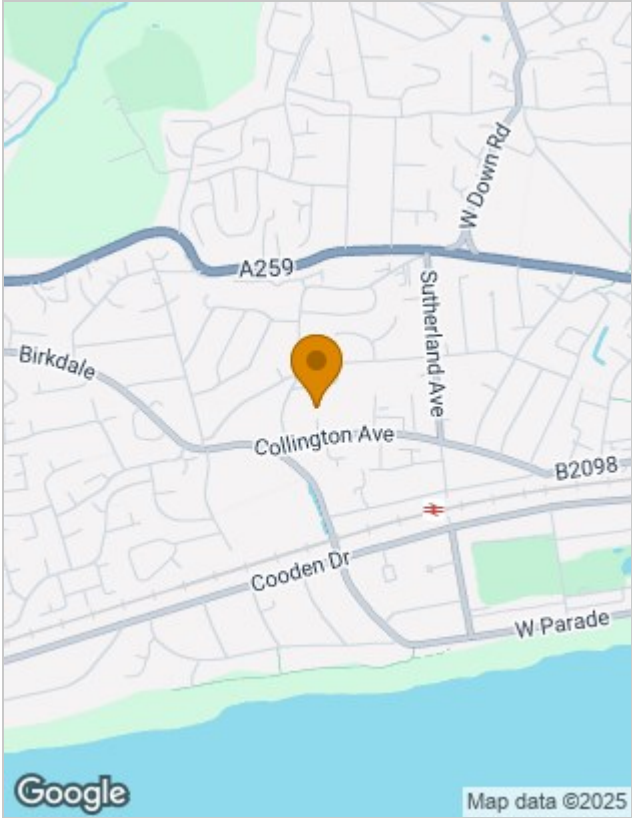
Viewing

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.

25 Devonshire Road, Bexhill On Sea, East Sussex, TN40 1AH
Tel: 01424 212233 Email: sales@abbottandabbott.co.uk

Location Map



Energy Performance Graph

