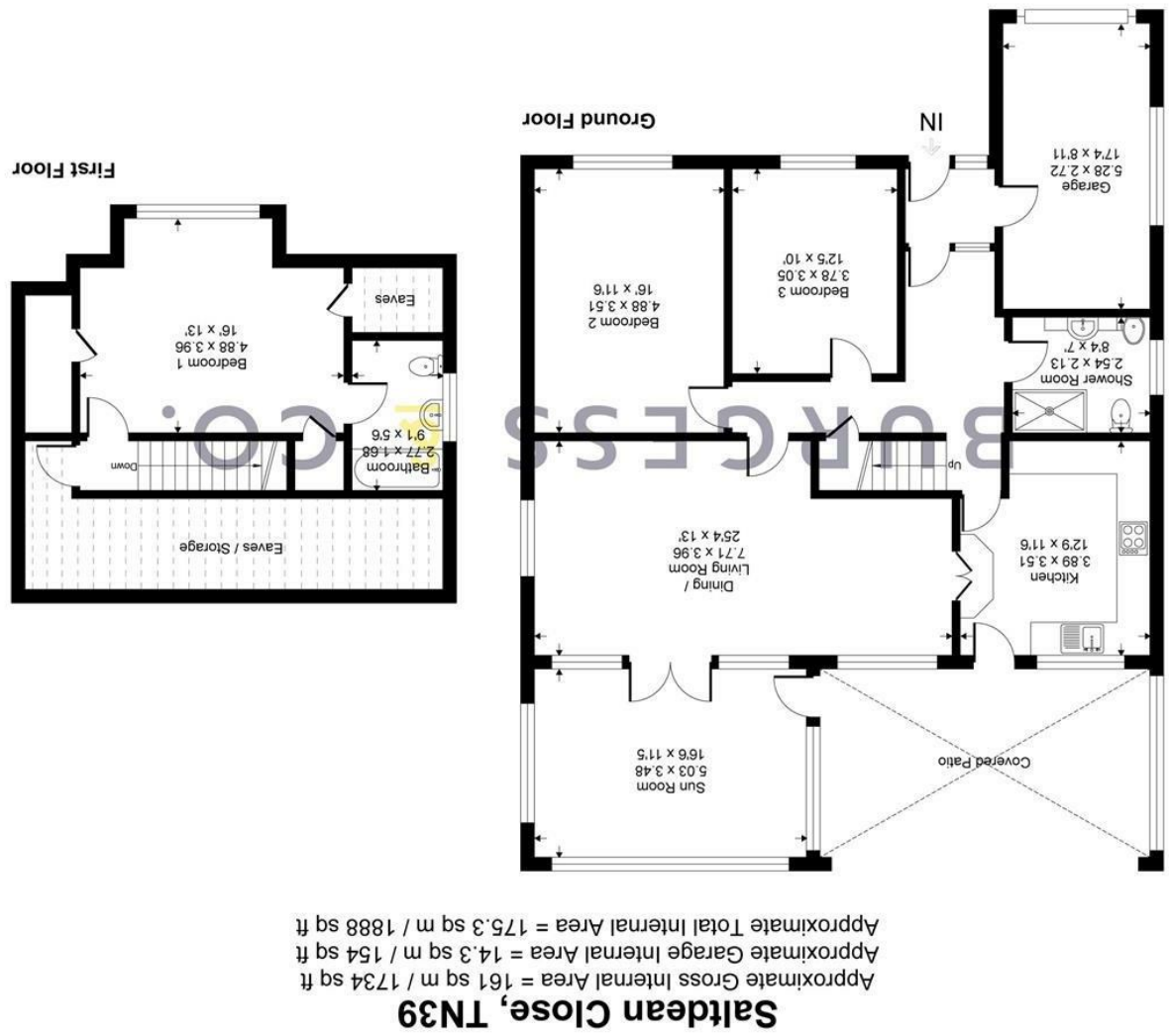
BURGESS & CO. | EST 2000 3 Devonshire Square, Bexhill on Sea, East Sussex, TN40 1AB



This floor plan is for representation purposes only as defined by the RICS code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes.
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01424 222255

9 Saltdean Close, Bexhill-On-Sea, TN39 3ST

£540,000 Freehold

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Burgess & Co are delighted to present to the market this well presented detached chalet bungalow, positioned in a quiet Cul-de-Sac in a sought after area in West Bexhill. Ideally located being less than a mile from Cooden Beach Hotel, Golf Club, railway station with convenience shop, and seafront. Bexhill Town Centre is less than 2 miles away with mainline railway station, shopping facilities, restaurants, bus services and seafront with iconic De La Warr Pavilion. The spacious accommodation comprises a porch, a spacious entrance hall, an open plan living/dining room, a sun room, a fitted kitchen, a shower room, two double bedrooms, and to the first floor is the main bedroom with en-suite bathroom. Further benefits include gas central heating, double glazing, a block paved driveway providing off road parking, an integral garage, a front garden and to the rear there is a low maintenance, south facing garden. Viewing is considered essential to fully appreciate all this property has to offer.

Porch
With double glazed window to the front, door to Garage, frosted window & door to

Entrance Hall
With radiator, understairs storage cupboard, stairs to First Floor.

Living/Dining Room
25'4 x 13'0
With radiator, feature fireplace, serving hatch to kitchen, four windows, double doors opening to

Sun Room
16'6 x 11'5
With double glazed windows, double glazed door to rear garden.

Kitchen
12'9 x 11'6
Comprising matching range of wall & base units, worksurface, tiled splashbacks, inset sink unit, inset gas hob with extractor hood over, fitted oven, integrated dishwasher, tiled floor, double glazed window to the rear, double glazed door to the rear garden.

Bedroom Two
16'0 x 11'6
With radiator, double glazed window to the front.

Bedroom Three
12'5 x 10'0
With radiator, double glazed window to the front.

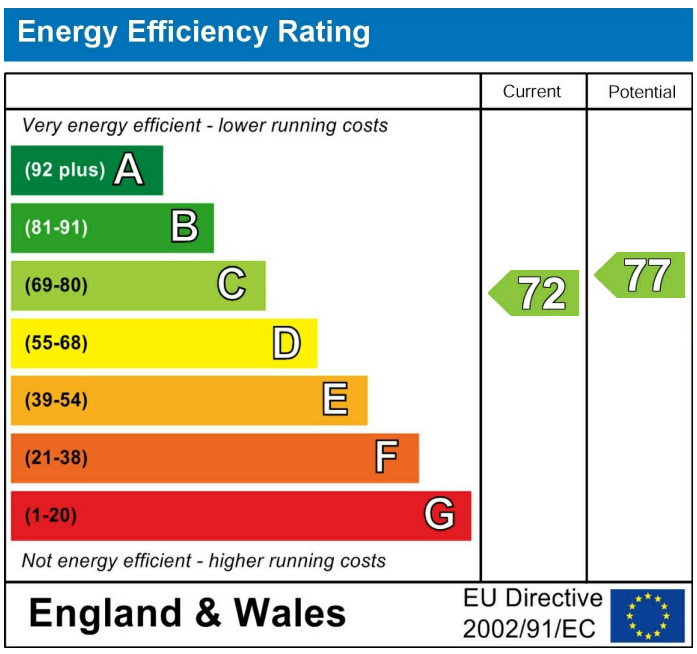
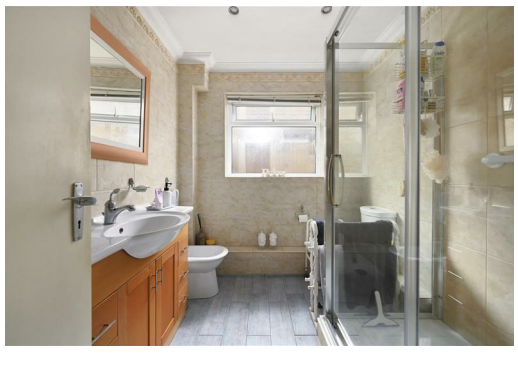
Shower Room
8'4 x 7'0
Comprising shower cubicle, low level w.c, vanity unit with inset wash hand basin, bidet, tiled walls, double glazed frosted window to the side.

First Floor
With access to eaves storage.

Bedroom One
16'0 x 13'0
With radiator, access to eaves storage, two fitted cupboards, double glazed window to the front. Door to

En-suite Bathroom
9'1 x 5'6
Comprising panelled bath with mixer tap & shower attachment, pedestal wash hand basin, low level w.c, tiled walls, double glazed frosted window to the side.

Garage
17'4 x 8'11
With over & door, window to the side.

Outside
To the front there is an area of lawn with flowerbed borders, block paved driveway providing off road parking leading to a garage and gated side access. To the rear there is a covered patio area with fitted units being ideal for alfresco dining/entertaining leading to an area of lawn, mature shrubs & plants, a pathway, a timber shed and is enclosed by fencing.

NB
Council tax band: E