



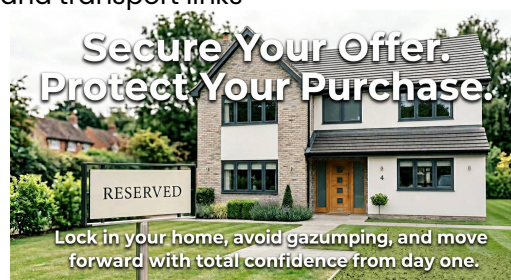
16 Scholars Walk, Bexhill-On-Sea

£315,000 Freehold

Four-bedroom townhouse arranged over three floors, offering spacious and versatile accommodation. Features include a generous living/dining room opening onto the rear garden, fitted kitchen, en-suite to the principal bedroom, family bathroom, garage with power and lighting, allocated parking and enclosed rear garden. Conveniently located for local amenities, schools and transport links



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A four-bedroom townhouse offering well-proportioned accommodation arranged over three floors, together with a garage, parking and an enclosed rear garden.

A path leads through the front garden to the entrance door and into the hallway. The kitchen is positioned at the front of the property and is fitted with a range of cream wall and base units with worktops over, incorporating a four-ring gas hob, electric oven and grill, stainless steel sink and integrated dishwasher, with additional space for a washing machine and fridge freezer.

Moving through the hallway, there is a downstairs WC and useful storage before reaching the living/dining room at the rear. This is a good-sized family space with room for both seating and dining furniture, with doors opening directly onto the garden.

The first floor provides two double bedrooms. The main bedroom is located at the rear of the property and is a particularly good-sized room, benefiting from built-in wardrobes and an en-suite shower room comprising a walk-in shower, pedestal wash hand basin and WC. The second bedroom sits to the front of the property and is another well-proportioned double room. The landing also gives access to a large airing cupboard housing the hot water tank.

On the top floor are two further double bedrooms, one to the front and one to the rear, both offering good proportions. These are served by the family bathroom, fitted with a panelled bath with shower over and glass screen, pedestal wash hand basin and WC.

Outside, the rear garden enjoys a patio area immediately outside the living room, providing space for outside seating, before leading onto an area of lawn. A garden shed is positioned at the far end of the garden and a rear gate provides access to the parking area. The property benefits from an allocated parking space and a garage located en bloc with power and lighting, providing parking for two vehicles in total.

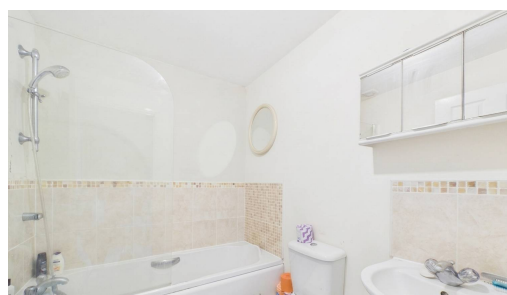
The property forms part of a modern residential development and is conveniently positioned for local amenities, schools and transport links, while also being within easy reach of Bexhill town centre and the seafront.

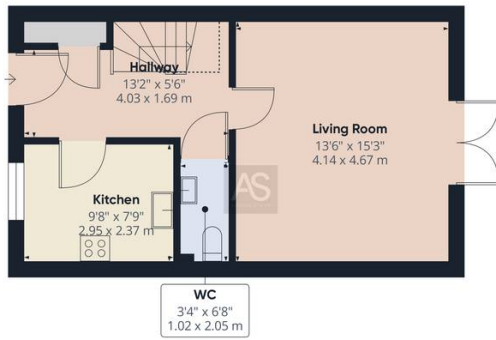


- Four-bedroom townhouse arranged over three floors
- Spacious living/dining room with garden access
- Fitted kitchen with integrated dishwasher
- Principal bedroom with en-suite shower room
- Three further double bedrooms
- Family bathroom and ground floor WC
- Enclosed rear garden with patio and lawn
- Allocated parking plus garage parking
- Garage with power and lighting
- Convenient location close to schools, amenities and transport links

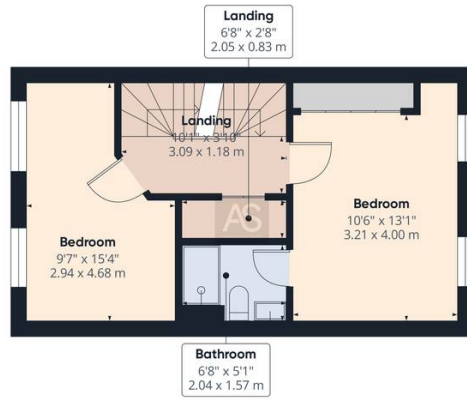


Located within a modern residential development on the northern side of Bexhill, the property is conveniently placed for local schools, shops and everyday amenities. Bexhill town centre, the seafront and mainline railway station are all within easy reach, while good road links provide access to Hastings, Eastbourne and the A21. Nearby open spaces and countryside walks also make this a popular location for families.

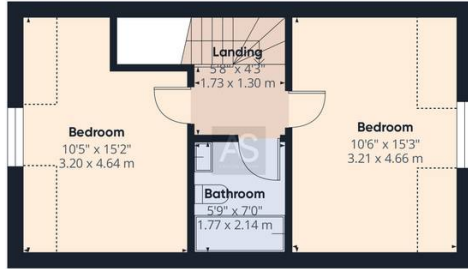




Floor 0



Floor 1



Floor 2



Approximate total area⁽¹⁾

1160 ft²
107.6 m²

Reduced headroom

58 ft²
5.4 m²

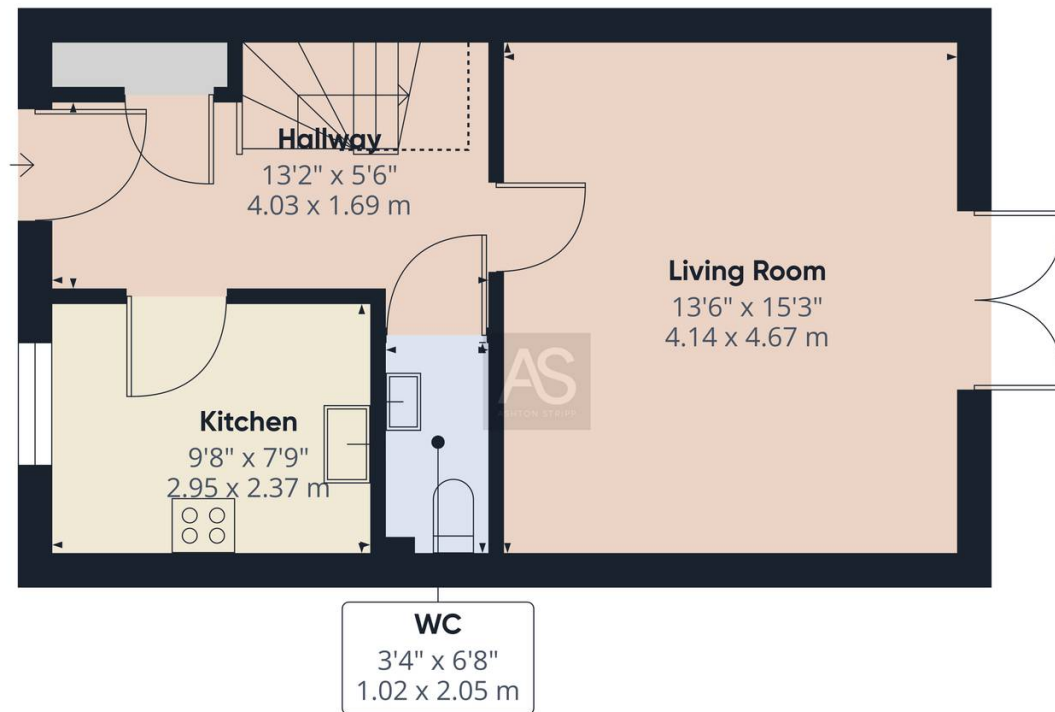
(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



Floor 0



Approximate total area⁽¹⁾

412 ft²
38.1 m²

Reduced headroom

10 ft²
1 m²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360