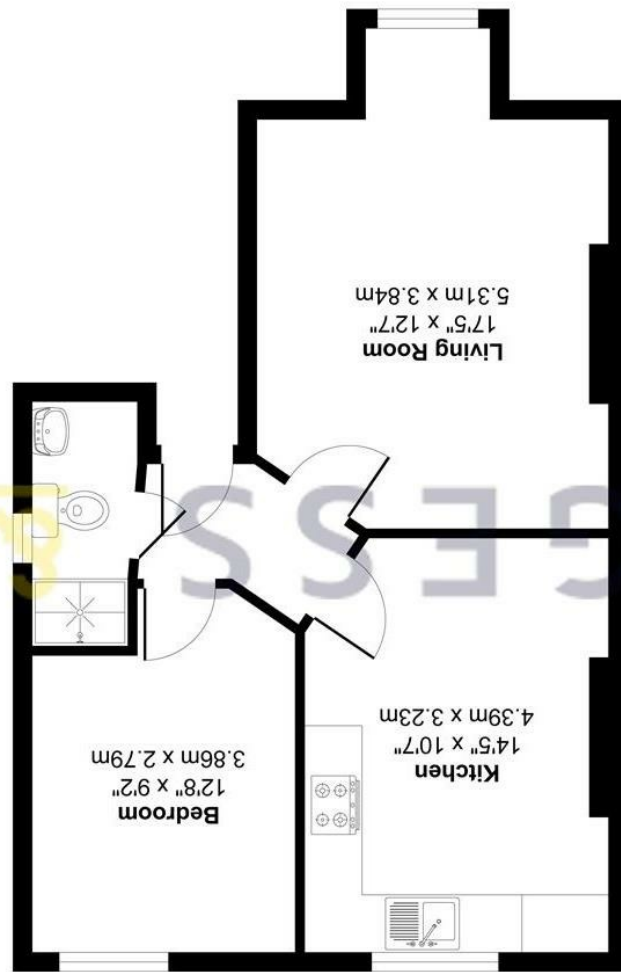




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Second Floor



Approximate Gross Internal Floor Area
510 sq. ft / 47.38 sq. m
Eversley Rd

BURGESS & CO.
01424 222255

Flat 3, 27 Eversley Road, Bexhill-On-Sea, TN40 1HA

£145,000 Leasehold



01424 222255

****CHAIN FREE**** Burgess & Co are delighted to offer to the market this spacious second floor converted flat forming part of this charming period building. Ideally situated within Bexhill Town Centre and being within easy reach of local shops, restaurants, bus services, mainline railway station and the seafront. The accommodation comprises a communal front door with stairs rising to the second with a private front door giving access to an entrance hall, a living room, a fitted kitchen/diner, a double bedroom and a shower room. The property benefits from gas central heating, double glazing and is being sold chain free with vacant possession. Viewing recommended.

Communal Entrance

With entry-phone system, stairs to

space for table & chairs, double glazed window.

Second Floor

With access to storage cupboard, private front door to

Bedroom

12'8 x 9'2
With radiator, double glazed window.

Entrance Hall

With entry-phone system.

Shower Room

Comprising shower cubicle, low level w.c, vanity unit with inset wash hand basin, partly tiled walls, double glazed frosted window.

Living Room

17'5 x 12'7
With two radiators, double glazed window.

Kitchen/Diner

14'5 x 10'7
Comprising matching range of wall & base units, worksurface, inset sink unit, fitted cooker, inset gas hob with extractor hood over, space for appliances, wall mounted boiler, radiator,

NB

There is the remainder of a 125 year Lease from 25 March 2011 and we have been advised that the service charges are approximately £425 every 6 months. Pets are not allowed. Council tax band: A

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	58	60
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC 