



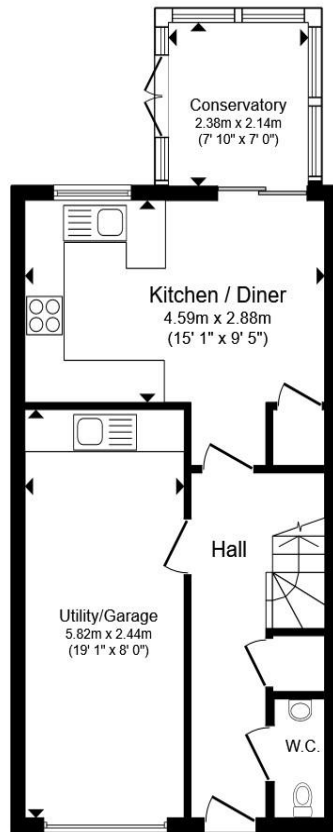
**Lionel Road, Bexhill-On-Sea TN40 1NS**

**welcome to**

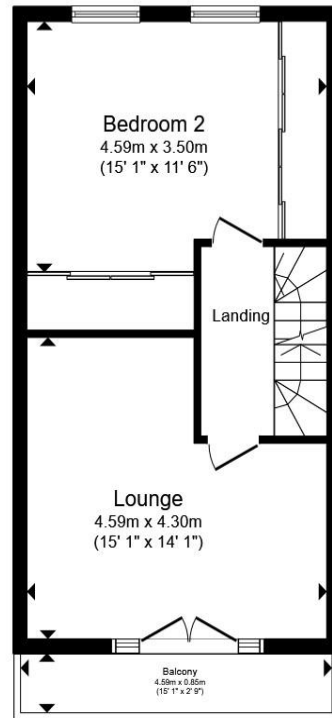
**Lionel Road, Bexhill-On-Sea**

\*DISCOVER COASTAL LIVING \* a delightful three-bedroom townhouse located adjacent from the desirable seafront and only 0.3 miles distance from Bexhill Town Centre, Mainline Station and amenities. Viewing comes highly-advised.

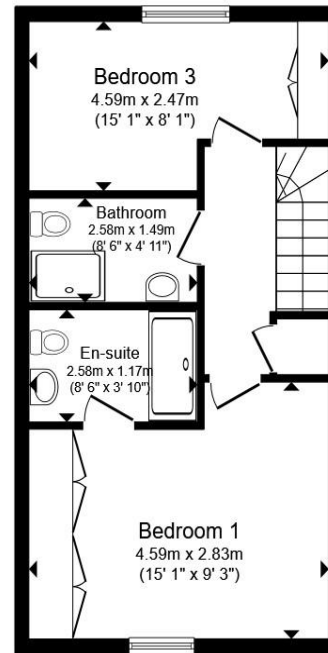




**Ground Floor**



**First Floor**



**Second Floor**

**Ground Floor:**

**Entrance Hallway**

**Kitchen / Dining Room**

15' 1" x 9' 5" ( 4.60m x 2.87m )

**Integral Garage**

19' 1" x 8' ( 5.82m x 2.44m )

**Conservatory**

7' x 7' ( 2.13m x 2.13m )

**Downstairs Cloakroom**

**First Floor:**

**Living Room**

15' 1" x 14' 1" ( 4.60m x 4.29m )

**Balcony**

**Bedroom Two**

15' 1" x 11' 6" ( 4.60m x 3.51m )

**Second Floor:**

**Bedroom One**

15' 1" x 9' 3" ( 4.60m x 2.82m )

**En-Suite**

**Bedroom Three**

15' 1" x 8' 1" ( 4.60m x 2.46m )

**Bathroom**

Total floor area 126.6 m<sup>2</sup> (1,363 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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## Lionel Road, Bexhill-On-Sea

- Three Bedroom Townhouse
- En-Suite to Master
- SEA VIEWS & Private Balcony
- Integral Garage
- Private Rear Courtyard

Tenure: Freehold EPC Rating: C  
Council Tax Band: D

**£375,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/BOS112924](https://fox-and-sons.co.uk/Property/BOS112924)



Property Ref:  
BOS112924 - 0003

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