

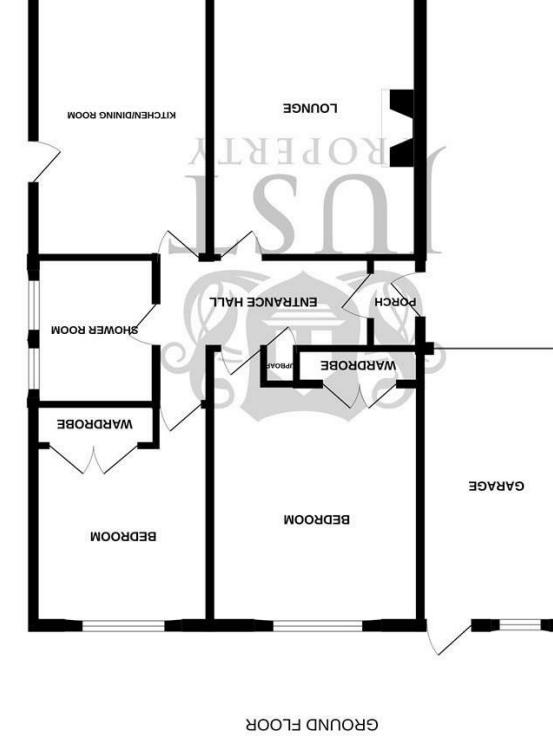
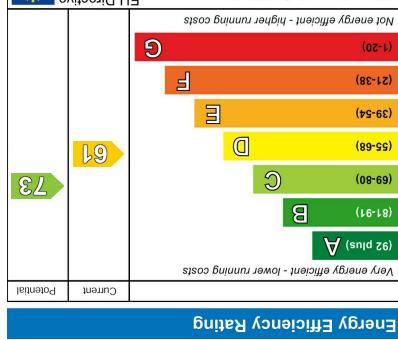
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Energy Performance Certificate

Information about the property and its performance is given in good faith, but we have not tested any of the services or equipment and cannot guarantee them.

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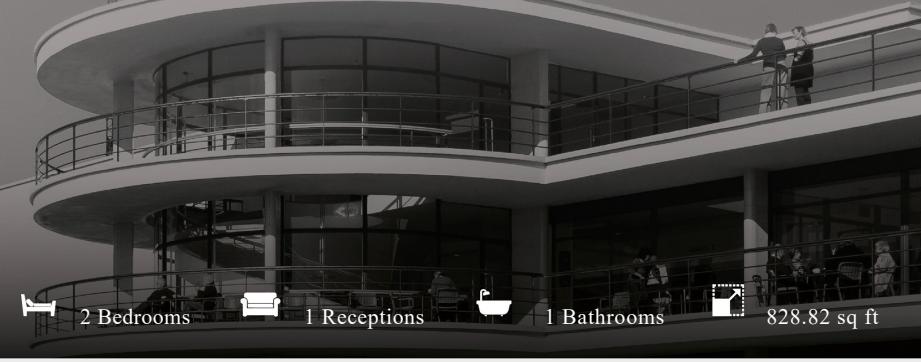


12 Silva Close, Bexhill-On-Sea, TN40 2SY  
FLOORPLANS



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JUST  
PROPERTY



Freehold

£315,000

12 Silva Close, Bexhill-On-Sea, TN40 2SY





£315,000



2 Bedrooms

1 Receptions

1 Bathrooms

828.82 sq ft

## PROPERTY DETAILS

\*\*OFFERS IN EXCESS OF £315,000\*\*

This exceptionally well-presented detached bungalow is set within a peaceful cul-de-sac, conveniently positioned close to Ravenside Retail Park, local amenities and transport links. The property offers bright, spacious and tastefully modernised accommodation, finished to a high standard throughout.

An enclosed entrance porch opens into a welcoming hallway, which leads directly to a generous lounge enjoying elevated views and featuring an attractive fireplace as a charming focal point. The hallway also provides access to a beautifully appointed kitchen/dining room, fitted with matching wall and base units, solid oak work surfaces and quality integrated appliances. This well-designed space offers ample room for a dining table, with a side door opening to the rear garden – ideal for outdoor dining and entertaining.

There are two well-proportioned bedrooms, both benefiting from built-in wardrobes. A modern shower room completed the internal accommodation. Additional features include gas-fired central heating and double glazing throughout, ensuring comfort and energy efficiency all year round.

Externally, the property benefits from extensive off-road parking, a low-maintenance front garden and a garage equipped with power and lighting. The rear garden is mainly laid to lawn with an area of artificial grass, providing a pleasant and practical space for relaxation and alfresco dining. Further benefits include an outside water tap, gated side access and a rear door into the garage.

Ideally located, the bungalow is within easy reach of bus routes serving Bexhill, Hastings and Eastbourne. A range of everyday facilities including shops, a doctor's surgery, pharmacy, schools and Bexhill College are all nearby.

An early viewing is highly recommended to fully appreciate the quality of finish, generous accommodation and desirable location this impressive bungalow offers.



## ROOM DIMENSIONS

Front Door

Driveway

Enclosed Porch

Front & Rear Gardens

Lounge

15'3" x 12'0" (4.67 x 3.67)

Kitchen/Dining Room

15'3" x 10'1" (4.67 x 3.09)

Modern Shower Room

Bedroom  
15'7" x 12'0" (4.76 x 3.67)

Wardrobe

Bedroom  
12'5" x 10'1" (3.81 x 3.09)

Wardrobe

Garage

16'4" x 8'8" (5.00 x 2.66)

## FEATURES

- Immaculately Presented And Tastefully Modernised Detached Bungalow
- Exceptional Residential Location Nearby Amenities
- Two Generous Bedrooms With Built-In Wardrobes
- Attractive Front & Rear Gardens
- Stylish Kitchen/Dining Area With Solid Oak Worktops
- Light-Filled Lounge With Fireplace And Elevated Views
- Contemporary Shower Room With Modern Finishes
- Large Driveway & Garage
- Tucked Away In Cul-De-Sac
- Council Tax Band - D

