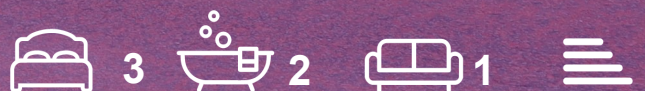




2 Egerton Road

, Bexhill-On-Sea, TN39 3HH

Asking Price £225,000



2 Egerton Road



Description

Situated within the popular Landmark development, this well-presented apartment in The Landmark offers stylish coastal living just moments from the seafront in Bexhill-on-Sea.

The property boasts a bright and spacious living area, designed to maximise natural light and provide an inviting space for both relaxing and entertaining. Large doors provide access out to a balcony enjoying sea views and the De La Warr Pavilion, while the contemporary kitchen is fitted with a range of modern units and integrated appliances, combining practicality with sleek design.

The three bedrooms are generously sized, providing a peaceful and comfortable retreat, complemented by a well-appointed bathroom finished to a high standard. The master bedroom enjoys an en-suite shower room. Additional storage throughout enhances the overall functionality of the home.

Residents of The Landmark benefit from a well-maintained building with secure entry and lift access, making it ideal for first-time buyers, downsizers, or those seeking a coastal investment. There is also a

- 3 Bedroom, Second Floor Balcony Flat
- Car Lift To Access Allocated Parking in Basement Multi-Storey Car Park
- Master Bedroom with En-suite
- Lift Access
- Luxury Apartments Constructed in 2014
- Service Charge £4,500 Per Annum
- No Onward Chain
- Central Bexhill Location and Close to De La Warr

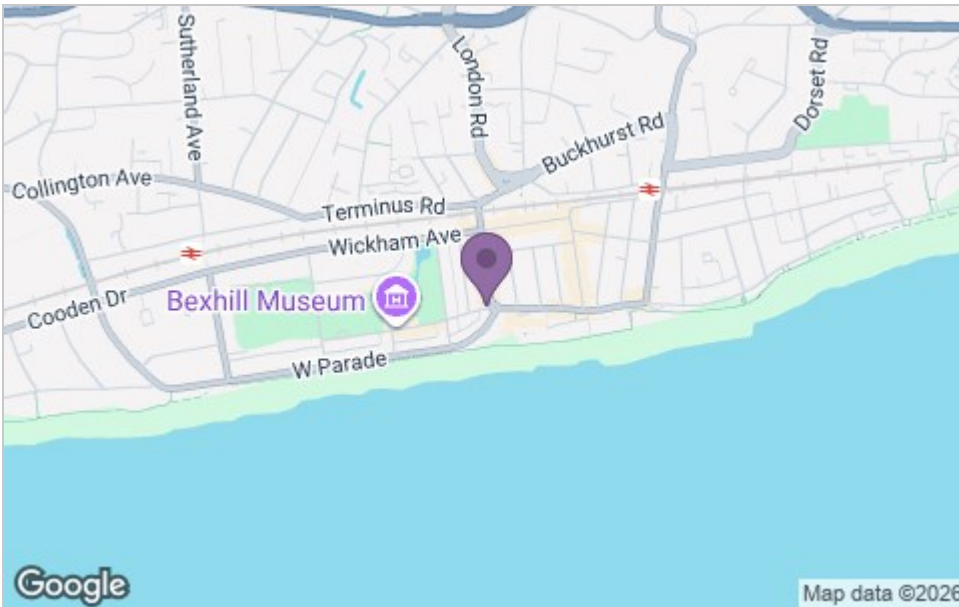




Floor Plan



Area Map




Viewing

Please contact our St Leonards on Sea Office on 01424 420073 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC 	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC 