



Flat 4 Glythia Court, 4 Middlesex
Road, Bexhill-on-Sea, East Sussex
TN40 1LP



PROPERTY DESCRIPTION

A 1 bedroom converted first floor flat situated a short distance from the seafront. The accommodation comprises entrance hall, west facing sitting room, kitchen, west facing bedroom, bathroom and separate w/c and the remainder of a 999 year lease. EPC-E

FEATURES

- One Bedroom Apartment
- Situated On The First Floor Of This Period Converted Building
- Just Off Bexhill Seafront
- Remainder Of A 999 Year Lease
- Westerly Aspect Lounge/Dining Room
- Bathroom & Separate WC
- Kitchen
- Westerly Facing Bedroom
- Easy Walking Distance To The Town Centre & Train Station
- Council Tax Band - A





ROOM DESCRIPTIONS

Communal Entrance

Accessed via communal front door with security entry-phone system, stairs leading to the first floor landing.

Private Entrance Hall

Accessed via private front door with entry phone handset, two steps leading down to an inner hallway with wall mounted electric heater.

Lounge

16' 10" x 13' 8" (5.13m x 4.17m) A westerly facing room having two double glazed windows, feature fireplace, wall lights, night storage heater.

Kitchen

7' 6" x 6' 11" (2.29m x 2.11m) Having double glazed window, single drainer stainless steel sink unit with mixer tap, storage cupboards under, range of working surfaces with storage cupboards below, matching wall mounted cupboards, part tiled walls.

Bedroom

Having double glazed bay window with westerly aspect, wall mounted electric heater, feature fireplace.



Bathroom

Fitted panel bath with mixer tap and shower attachment, wash hand basin with mixer tap and cupboard under, splash back, part tiled walls, double glazed window, wall mounted electric heater, built-in airing cupboard housing hot water cylinder.

Separate WC

With low level WC, frosted double glazed window, wall mounted storage cupboard.

NB

We have verbally been advised that the lease is 999 years from 1970

The ground rent is £20 pa, Maintenance for 2023/2024 was £1994

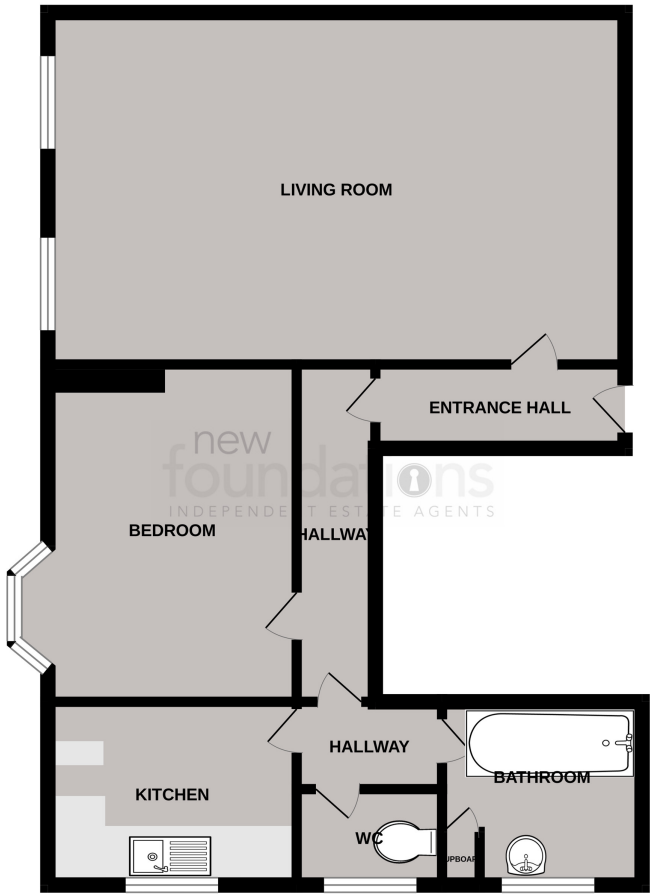
The communal areas were re-carpeted and re-decorated in 2024

Pointing, plastering and decorating to the rear was completed in 2022

New door entry system fitted in 2022

FLOORPLAN

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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