



Flat 3, 19 Park Road, Bexhill-on-Sea, East Sussex, TN39 3HZ  
Spacious Two Bedroom Top Floor Apartment With Stunning Views £219,950







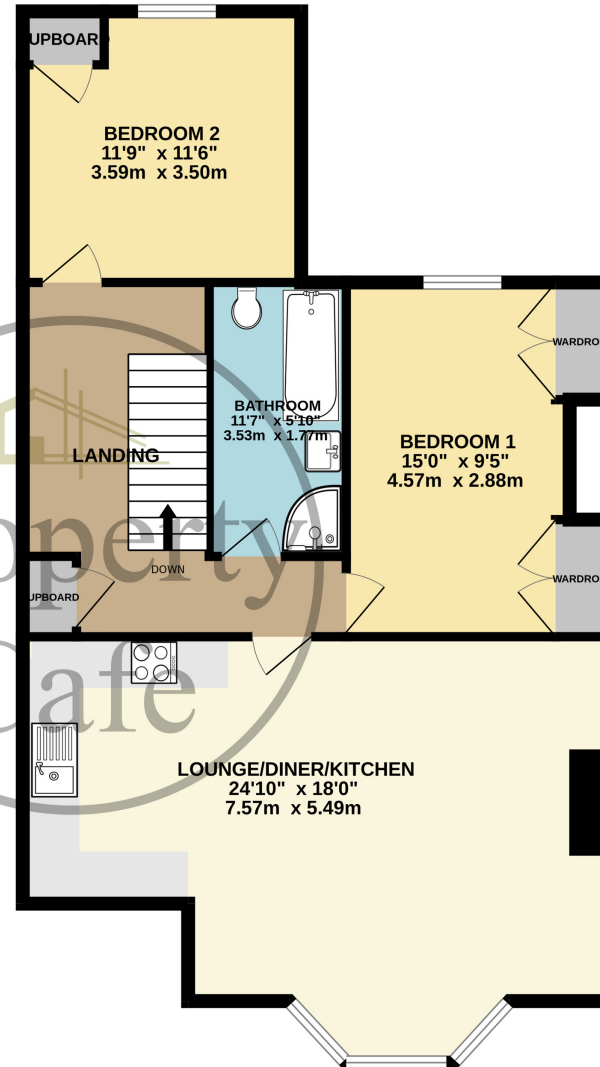
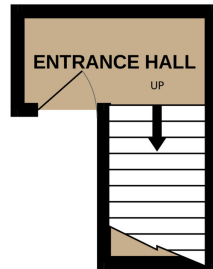
Property Cafe are delighted to present to the market this spacious & naturally bright, two bedroom, top floor apartment boasting stunning far reaching views across Egerton Park. Accommodation & benefits include; A secure communal entrance area with entry phone system; Inner hallway with internal staircase excellent for additional storage of coats & shoes leading to a landing giving access to all rooms and a further storage cupboard; Spacious lounge/diner/kitchen offering a great space to entertain with excellent far reaching views across Egerton Park. The kitchen comprising of ample cupboards & worktop space in addition to an integrated electric oven & hob as well as space for freestanding white goods; Two well proportioned double bedrooms, the master with two fitted wardrobes; Modern fitted bathroom consisting of bath, separate shower cubicle, wash basin, WC & heated towel rail. This property is offered for sale in neutral colour schemes throughout, gas central heating, double glazing and with no onward chain. We recommend you view at your earliest convenience.

**Remaining Lease Length - TBC \* Service Charge - £1200 Per Annum \* Ground Rent - N/A**



1ST FLOOR  
64 sq.ft. (5.9 sq.m.) approx.

2ND FLOOR FLAT  
864 sq.ft. (80.3 sq.m.) approx.



TOTAL FLOOR AREA : 928 sq.ft. (86.2 sq.m.) approx.

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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At Property Café we believe it important to give clear and straight forward advice to both buyers and sellers alike. Whilst we believe the internet is truly amazing we also believe there is still no substitute for meeting you in person; with this in mind we have developed a unique lounge style environment that allows you the time and space to discuss your requirements with us in detail and enjoy your property search in comfort. Our trained consultants look forward to meeting you.





The property is situated right in the heart of Bexhill town centre only a matter of steps from the manicured seafront, promenade and Egerton Park. Bexhill which offers an excellent range of independent shops and amenities serving the local residents, the superb De La Warr Pavilion regularly featuring bands, shows and international artists. You will find all the general facilities that you may need on a daily basis, most are independently owned and have been in existence for many years, an excellent Doctors surgery & dentist, vibrant local pubs and restaurants, a main pharmacy & main post office. There are regular bus stops close by with services to Eastbourne and Hastings and Bexhill mainline train station with direct services to Gatwick, Brighton, Ashford International & Central London.

- Two Bedroom Top Floor Apartment With Stunning Views
- Large Open Plan Lounge/Diner/Kitchen
  - Modern Fitted Kitchen
  - Two Double Bedrooms
  - Modern Fitted Bathroom
  - Ample Storage Throughout
- Spacious & Naturally Bright Throughout
- Sought After Central Bexhill Location
- Secure Communal Area With Entry Phone System
  - Gas Central Heated & Double Glazed
    - Sold With No Onward Chain
  - Viewing Highly Recommended