



38 Wrestwood Road, Bexhill-on-Sea, East Sussex, TN40 2LL
Well Proportioned Family Home In A Convenient Location £299,950



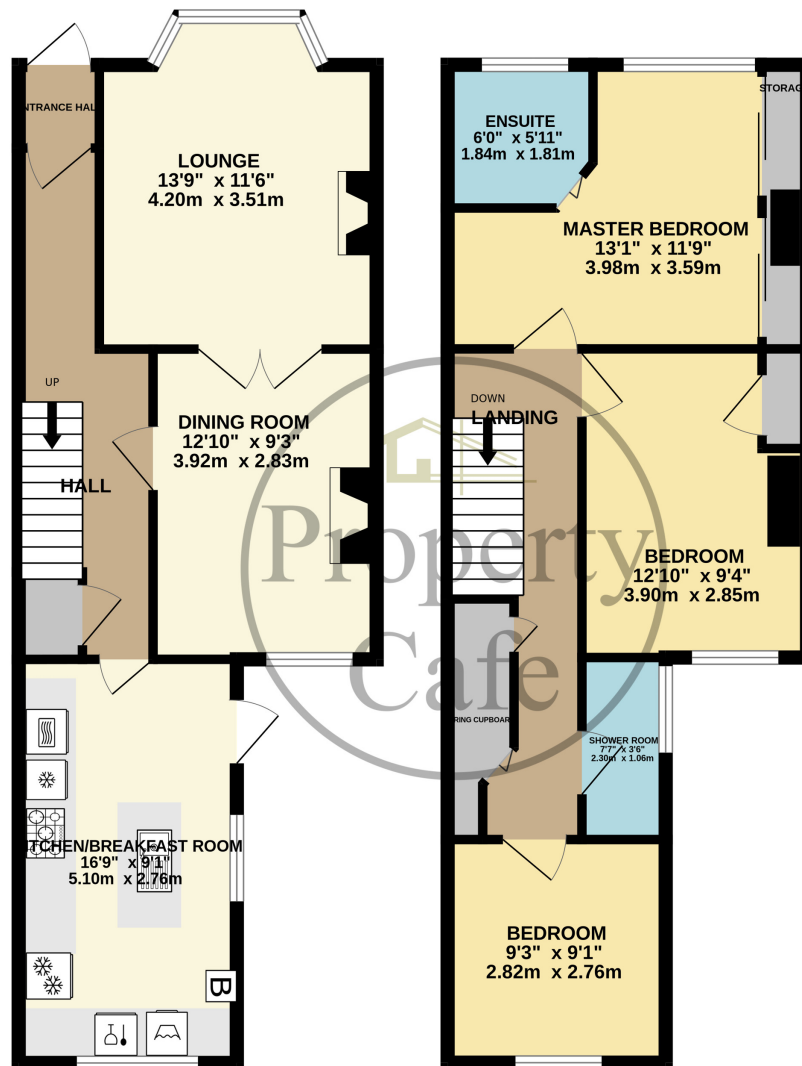


The property cafe is delighted to Offer For Sale: A charming three double bedroom terraced character property, ideally located in this popular residential area. Offering bright and spacious accommodation throughout, the property comprises a bay fronted lounge with wood burning stove, separate dining room, fitted kitchen/breakfast room, three double bedrooms with the master bedroom benefitting from it owns en-suite bathroom, a converted loft room and a family shower room. Other internal benefits include gas central heating to radiators, double glazed windows and ample storage space. Externally the property boast a private south facing rear garden whilst to the front of property there is a front garden which is mainly laid to lawn. Conveniently situated within easy access to local amenities, quick access onto the link road and walking distance to the picturesque Combe Valley Country Park, whilst still only being approximately 1 mile from Bexhill Town Centre with its wide range of amenities, main line rail station and seafront.



GROUND FLOOR
519 sq.ft. (48.2 sq.m.) approx.

1ST FLOOR
510 sq.ft. (47.4 sq.m.) approx.



TOTAL FLOOR AREA : 1029 sq.ft. (95.6 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.





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- Three Bedroom Victorian Cottage
 - Master Bedroom With En-Suite
 - Lovely Character Original Features
 - Additional Converted Attic Room
 - Lounge With Bay & Log Burner
 - Separate Dining Room
 - Good Size Fitted Kitchen/Breakfast Room
- Central Heating & D.Glazed
 - South Facing Cottage Garden
 - Enjoys A Quiet Elevated Position
 - Close To Local Amenities & Bus Routes
 - Walking Distance To Combe Valley Country Park
 - Close To Bexhill & Sidley Towns

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