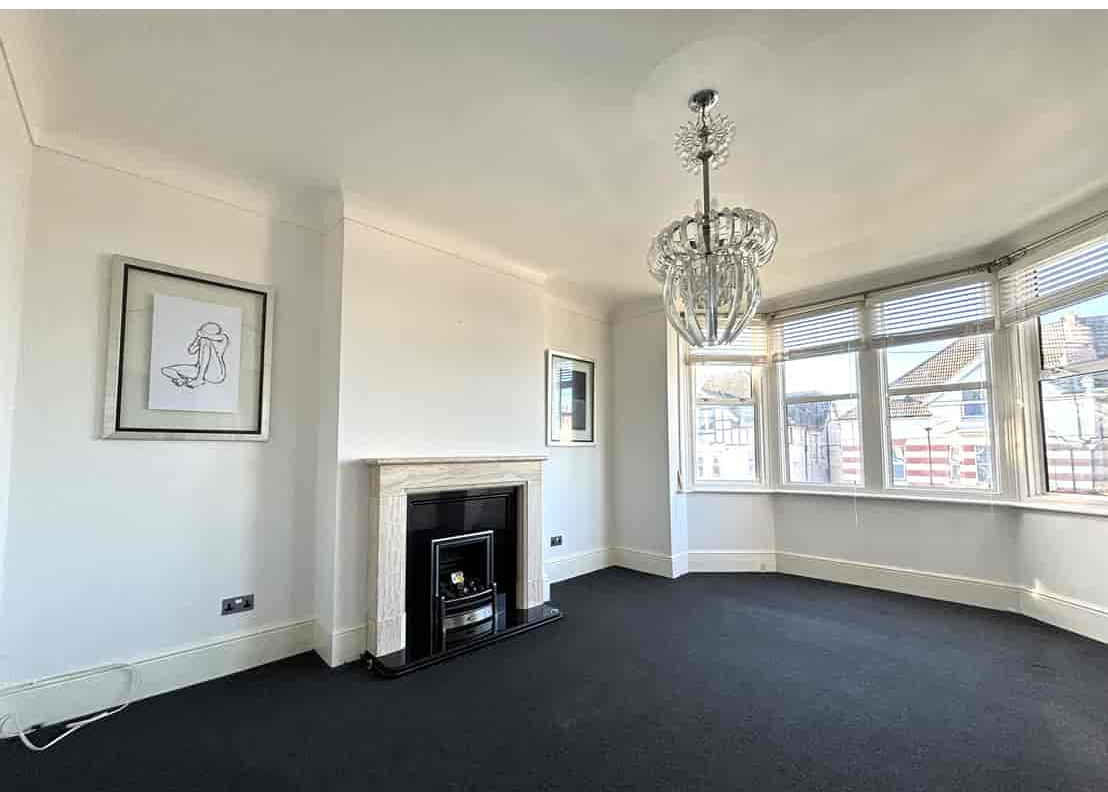




Flat 2, 50 Amherst Road, Bexhill-on-Sea, East Sussex, TN40 1QW
Well Presented Two Bedroom 1st Floor Flat With Garden £225,000



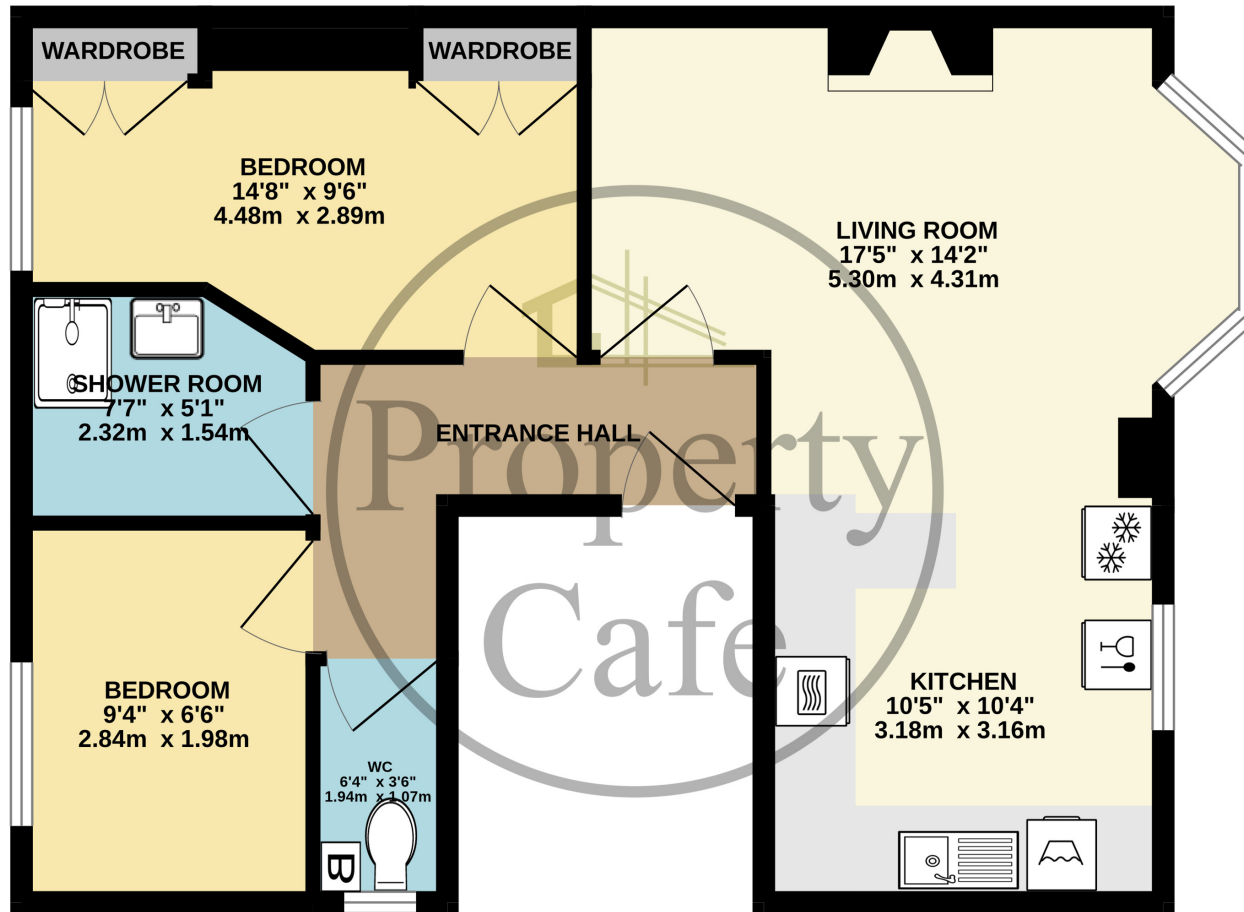


Property cafe are delighted to offer to the market this immaculately presented two bedroom, 1st floor flat for sale with an area of private rear garden. Accommodation and benefits include; A very spacious lounge offering feature fire place, south-west facing bay window and access to the kitchen; Modern fitted kitchen with ample fitted base & wall units, worktop space including a breakfast bar, integrated oven & hob as-well as space for various freestanding white goods; Two well proportioned bedrooms, the master with two double fitted wardrobes; Modern fitted bathroom consisting of bath with overhead shower & screen, wash basin and heated towel rail; Separate WC housing the boiler and additional hand wash basin. Externally this property boasts a private and fenced off area of rear garden. This apartment is offered for sale in excellent condition throughout, all in neutral colour schemes and sold with no onward chain. We recommend you view at your earliest convenience.

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. Positioned in the heart of Bexhill town centre 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 is a regular bus service close by with services to Eastbourne and Hastings and Bexhill mainline train station with direct services to Gatwick, Brighton, Ashford International & Central London.



1ST FLOOR
602 sq.ft. (56.0 sq.m.) approx.



TOTAL FLOOR AREA : 602 sq.ft. (56.0 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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- 1st Floor Garden Flat
- Modern Fitted Kitchen
- Spacious Master Bedroom With Fitted Wardrobes
 - Modern fitted Bathroom
 - Private Area of Rear Garden

- Immaculately Presented Throughout
- Double Glazed & Gas Central Heated
- Sought After Town Centre Location
 - Sold With No Onward Chain
 - Viewing Highly Recommended

www.propertycafe.co



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