




BEXHILL ESTATES
INDEPENDENT ESTATE AGENTS

Tel : 01424 233330

£649,950 Turkey Road, Bexhill-on-Sea, East Sussex TN39 5HY
🛏️ 4 Bedroom 🚿 3 Bathroom 🛋️ 2 Reception



AT A GLANCE...

This spacious and versatile detached chalet bungalow is being offered for sale by Bexhill Estates. Offering spacious, well-presented accommodation throughout, the property has been extended and consists of the following features; An L-shaped inner hallway leading to all ground floor rooms. Across the rear of the bungalow is a large extension that comprises a triple aspect, open/plan reception room, dining room, and a fitted kitchen with bi-folding doors leading out to the garden. There is a range of wall and base units in the kitchen, along with a breakfast bar, an integrated tower fridge and space for a dishwasher. Off the kitchen is a separate utility room with space for appliances, fitted cupboards and access to the side of the property. In addition, the ground floor benefits from a fully-tiled wet room with an aqualizer shower, two bedrooms and the master bedroom with an en-suite bathroom. On the first floor, a triple-aspect bedroom offers beautiful countryside views from its Juliet balcony and eaves storage cupboards. Adjacent to the bedroom is a modern fitted shower room, storage cupboard and a large eaves storage loft area housing the boiler. Furthermore, the property benefits from high speed fibre optic WI-FI, double glazing, gas central heating and high polished laminate flooring

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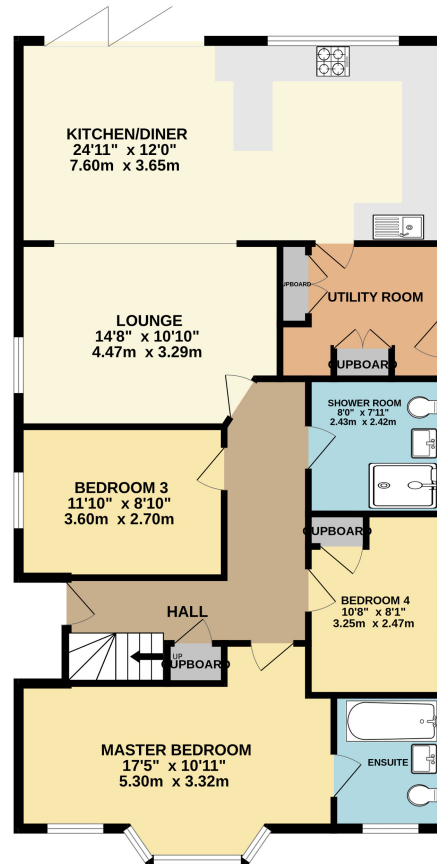


Key Features:

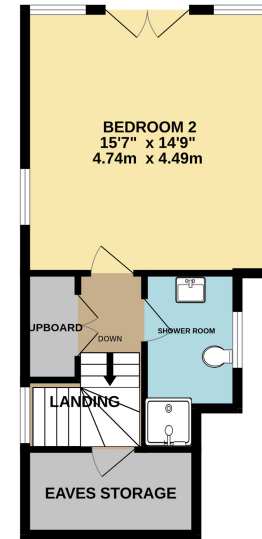
- Extended Detached Bungalow
- Four Bedrooms
- Extensive Off Road Parking & Detached Garage
- Impressive Open Reception Room & Kitchen
- Modern Throughout
- Three Bathrooms
- Large Garden Backing On To Countryside
- Utility Room


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GROUND FLOOR
1153 sq.ft. (107.1 sq.m.) approx.



1ST FLOOR
403 sq.ft. (37.4 sq.m.) approx.



TOTAL FLOOR AREA: 1556 sq.ft. (144.5 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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MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These details must therefore be taken as a guide only and approved details should be requested from the agents.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	73	82
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

OUTSIDE -

To the front of the bungalow is an extensive brick-paved driveway and a detached garage with an up & over door, power & light. There is a large rear garden that is predominantly laid to lawn with mature trees, plantings, an apple tree and a Victoria plum tree. To the side, there is a patio area with two sheds, both with power and there is a useful tap providing both hot & cold water.

LOCATION -

The property is located just 1.8 miles from Bexhill's seafront promenades, Town centre, and mainline railway station. The railway station offers regular routes to Hastings, Eastbourne, Brighton, Gatwick & London Victoria. You will find a children's Nursery, Primary & Secondary School and a bus stop all within walking distance of the property along with a local convenience store.

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