



559 Bexhill Road, St Leonards-on-Sea,
East Sussex TN38 8AX



PROPERTY DESCRIPTION

CHAIN FREE. A three bedroom mid-terraced house ideally situated in this West St Leonard's location which is within easy reach of Ravenside Retail Park & the beach and also being on the 99 bus route. The accommodation comprises; entrance porch, entrance hall, bay fronted lounge, kitchen/diner, utility/rear lobby, ground floor WC, two bedrooms on the first floor with offering lovely sea views and family bathroom and a further third bedroom on the second floor with sea views. Outside there is a good size SOUTH FACING rear garden and off road parking. EPC - Awaited.

FEATURES

- Three Bedroom Mid-Terraced House
- West St Leonard's Location
- Short Distance To Ravenside Retail Park & Glyne Gap Beach
- On 99 Bus Route
- Kitchen/Diner
- Lovely Sea Views To The Rear
- Ground Floor WC
- Good Size Rear Garden
- Off Road Parking
- Council Tax Band - A





ROOM DESCRIPTIONS

Entrance Porch

Accessed via UPVC front door.

Entrance Hall

Accessed via wooden front door, stairs rising to the first floor.

Lounge

12' 9" max x 10' 11" (3.89m x 3.33m) Double glazed bay window to the front, radiator, under-stairs cupboard, feature fireplace.

Kitchen/Diner

Two double glazed windows and door to the rear with the latter leading to the rear lobby, ceiling coving, a range of working surfaces with inset stainless steel sink and drainer unit, inset four ring gas hob, a range of matching wall and base cupboards, built-in electric oven, radiator.

Lobby/Utility

4' 9" x 4' 8" (1.45m x 1.42m) Double glazed windows to the side and rear, plumbing for washing machine, door to the rear leading to the garden.

WC

Double glazed window to the rear, low level WC, wash hand basin, wall mounted gas fired boiler.

First Floor Landing

Cupboard housing hot water cylinder, stairs rising to the second floor.

Bedroom One

12' 1" max x 8' 10" max (3.68m max x 2.69m max) Double glazed window to the front, radiator.

Bedroom Two

9' 10" max x 7' 11" max (3.00m max x 2.41m max) An L-shaped room with double glazed window to the rear with views towards the sea, radiator.

Bathroom

8' 6" x 5' 6" (2.59m x 1.68m) Double glazed window to the rear with sea views, matching suite comprising; panelled bath with electric shower over and fitted screen, low level WC, pedestal wash hand basin, part tiled walls.

Second Floor Landing

Bedroom Three

13' 0" x 6' 10" (3.96m x 2.08m) Two double glazed windows to the rear with stunning sea views, various eaves storage cupboards.

Outside

To the front there is a driveway providing off road parking and passage leading to the rear.

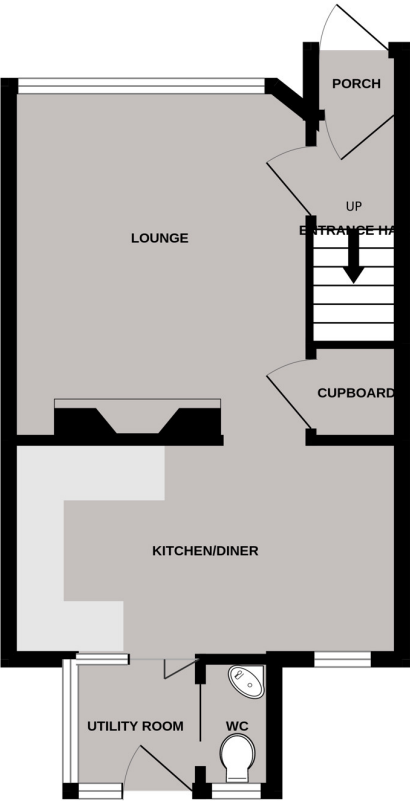
The rear garden is a good size and benefits from being of a southerly aspect.

Adjacent to the rear of the property there is a patio area, outside water tap, the remainder of the garden mainly laid to shingle with various planted bushes, timber framed shed.

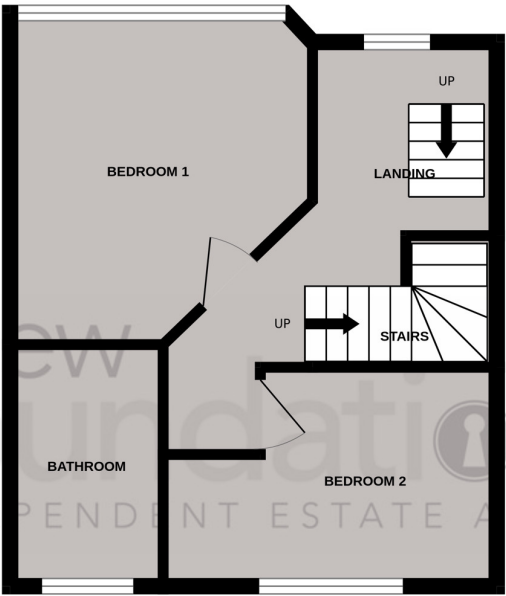


FLOORPLAN

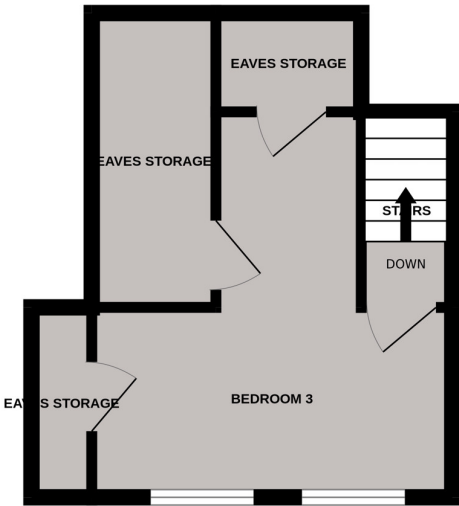
GROUND FLOOR



1ST FLOOR



2ND 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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