



Flat 2 12 High Street, Bexhill, TN40 2HA

An Immaculate & Newly Renovated Split Level Apartment £215,000 - Leasehold







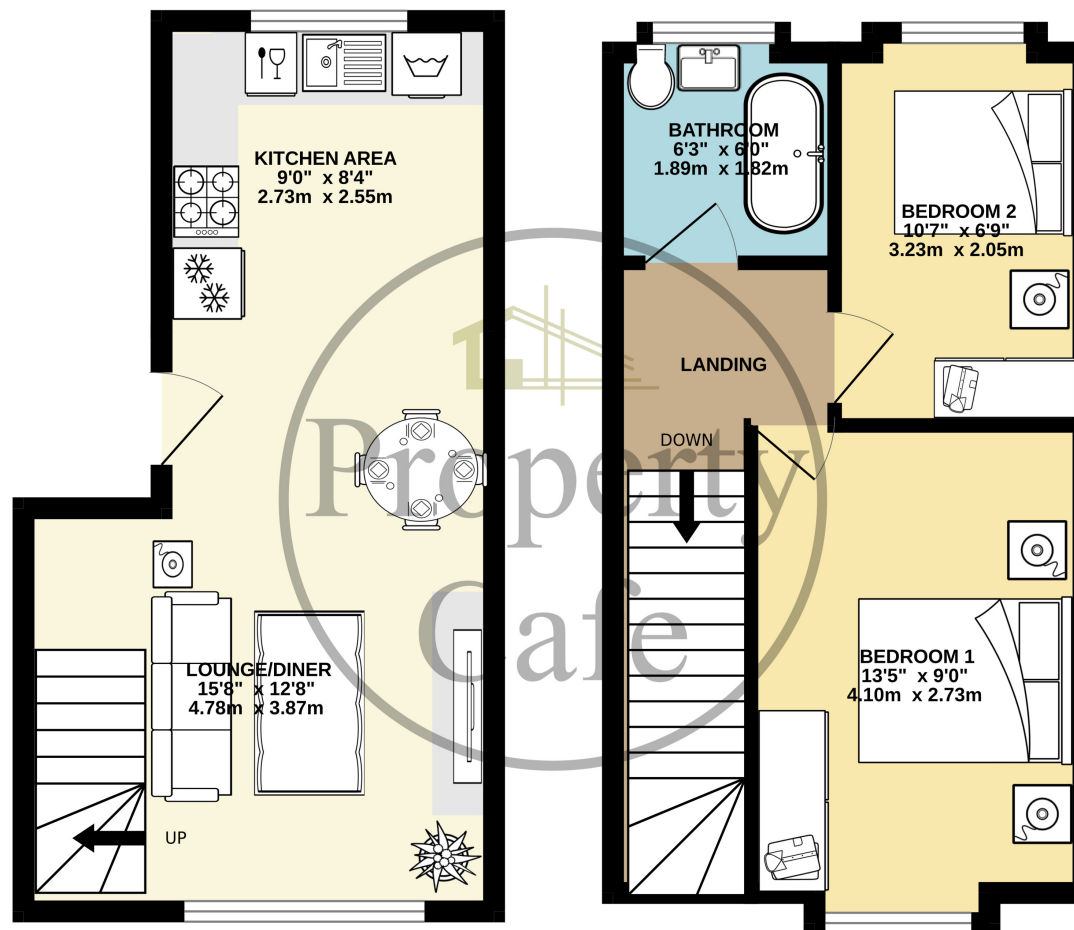
A Stunning Split Level Apartment \* Two Bedrooms (One Double / One Single) \* A Bright & Spacious Dual Aspect Open Plan Living Area \* Modern Fitted Kitchen With Built In Appliances \* Gas Central Heating With Period Style Radiators \* A Fully Refurbished Apartment With Lovely Neutral Decoration Throughout \* Quality Fitted Carpets & Floor Coverings \* Bespoke Fitted Bathroom \* Allocated Parking Space \* Bexhill Old Town Location \* Long Lease & Share Of Freehold \* Sold With No Onward Chain \* Internal Viewing Recommended \* Call The Bexhill Sales Team 01424 224488.





**FIRST FLOOR**  
256 sq.ft. (23.8 sq.m.) approx.

**2ND FLOOR**  
296 sq.ft. (27.5 sq.m.) approx.



**TOTAL FLOOR AREA : 552 sq.ft. (51.3 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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**Bedrooms:** 2  
**Receptions:** 1  
**Council Tax:** Band B  
**Council Tax:** Rate 1985.16  
**Parking Types:** Allocated.  
**Heating Sources:** Gas Central.  
**Electricity Supply:** Mains Supply.  
**EPC Rating:** E (41)  
**Water Supply:** Mains Supply.  
**Sewerage:** Mains Supply.  
**Broadband Connection Types:** FTTP.  
**Accessibility Types:** Not suitable for wheelchair users.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		78
(55-68) <b>D</b>		
(39-54) <b>E</b>	41	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



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The property is situated within the highly sought after Bexhill Old Town and offers easy access to Bexhill Town that offers an excellent range of independent shops and amenities serving the local residents. Within the Town Centre you will find all the shops general facilities that you may need on a daily basis, most are independently owned and have been in existence for many years but of course there are also some excellent main shopping facilities. You will find an excellent Doctors surgery, various dentist, excellent local pubs and restaurants, a main pharmacy & main post office.

The new link road is also nearby allowing easy access to The Conquest Hospital & the A21. There are regular bus services available close by with services to the Town centre, Eastbourne. Hastings and both Collington & Bexhill Mainline stations provide excellent direct train services to Gatwick, Ashford International & of course Central London.

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  - Lovely Neutral Decoration Throughout
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  - Bespoke Fitted Bathroom
  - Allocated Parking Space
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  - Long Lease & Share Of Freehold
  - Sold With No Onward Chain