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Property Cafe
BUYER INCENTIVE
AVAILABLE WHEN YOU VIEW
THIS PROPERTY THROUGH US



17 Magpie Close, Bexhill-on-Sea, East Sussex, TN39 4EU
Immaculate Four Bedroom Family Home In Sought After & Quiet Location^ £552,000



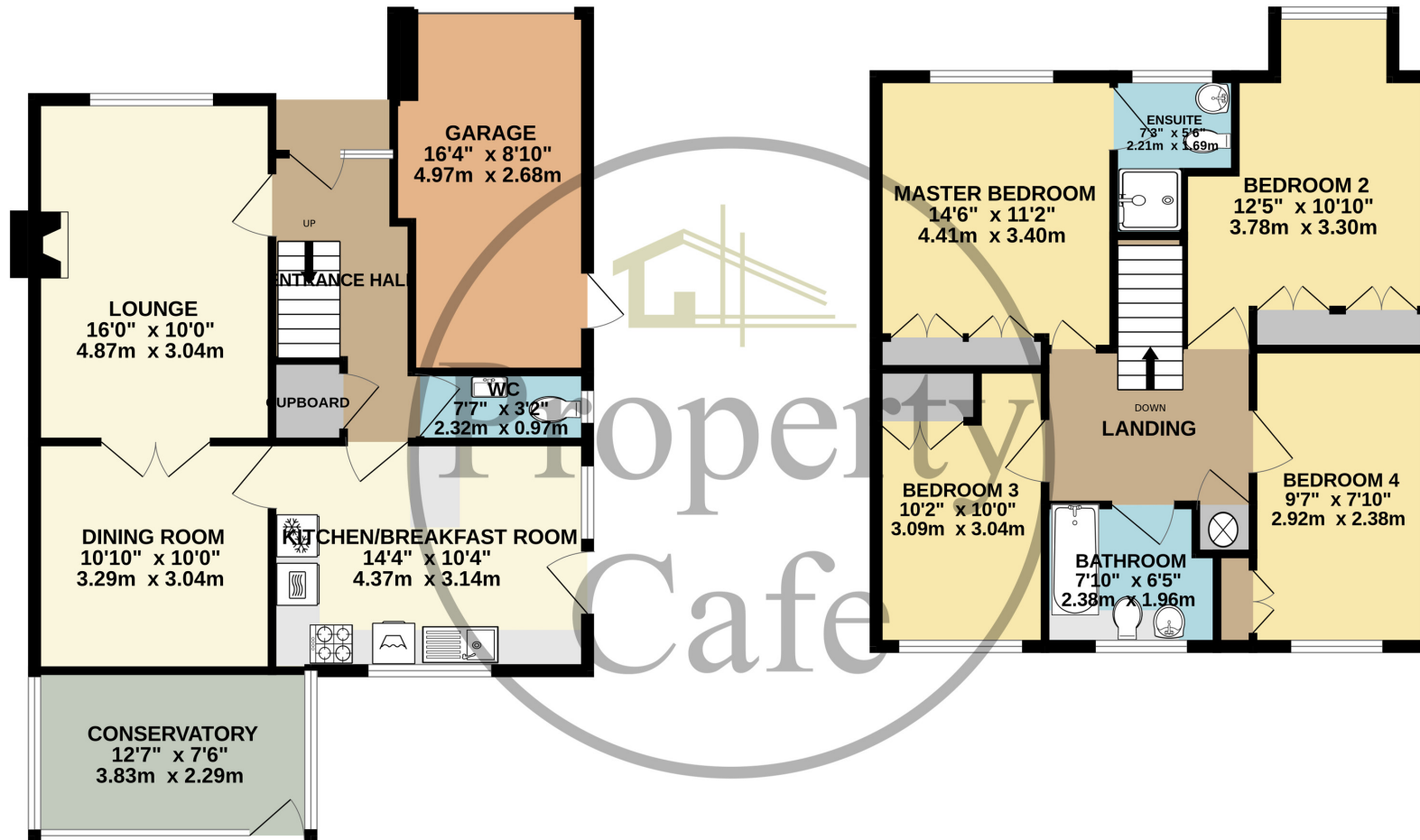


The Property Café is delighted to offer for sale this beautifully presented four bedroom detached family home situated in a highly sought after location within the quite suburbs of Little Common Village. The property is immaculately presented throughout and offers benefits & accommodation to include: An Immaculate Four Bed Family Home * Lounge With Central Log Burner * Separate Dining Room & Conservatory Over Looking The Garden * Modern Fitted Kitchen-Diner * Good Size Inner Entrance Hall * Ground Floor Cloakroom / W.C * Master Bedroom & En-Suite Shower * Modern Family Bathroom * Four Good Size Family Bedrooms * Central Heating & D.Glazed * Integral Garage With Roller Door * Off Road Parking For Three Cars * Pleasant West Facing Rear Garden * Sought After & Peaceful Location Close To Little Common Village * Viewing Highly Recommended... Call 01424 224488



GROUND FLOOR
774 sq.ft. (71.9 sq.m.) approx.

1ST FLOOR
666 sq.ft. (61.9 sq.m.) approx.



TOTAL FLOOR AREA : 1441 sq.ft. (133.9 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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Immaculate Four Bed Family Home * Lounge With Central Log Burner * Separate Dining Room & Conservatory Over Looking The Garden *
Modern Fitted Kitchen-Diner * Good Size Inner Entrance Hall * Ground Floor Cloakroom / W.C * Master Bedroom & En-Suite Shower * Modern
Family Bathroom * Four Good Size Family Bedrooms * Central Heating & D.Glazed * Integral Garage With Roller Door * Off Road Parking For
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The property is situated within walking distance to Little Common Village which is fortunate to have an excellent range of shops and amenities serving the local residents. Within the village itself you will discover all the shops you may need on a daily basis, most are independently owned and have been in existence for many years along with a late opening Tesco express. There is also a Doctors surgery, dentist, local pub, restaurants, pharmacy & post office.

There is a regular bus services to Eastbourne and Hastings. Cooden mainline railway station is only short distance away providing direct routes in to Gatwick & central London. There is also a local primary school within the village and secondary Schools a short distance away in Bexhill.

- Immaculate Four Bed Family Home
- Family Lounge With Central Log Burner
- Separate Dining Room & Conservatory
 - Modern Fitted Kitchen-Diner
 - Good Size Inner Entrance Hall
 - Ground Floor Cloakroom / W.C
- Master Bedroom & En Suite Shower
 - Modern Family Bathroom

- Four Good Size Family Bedrooms
 - Central Heating & D.Glazed
 - Integral Garage With Roller Door
 - Off Road Parking For Three Cars
- Pleasant West Facing Rear Garden
- Sought After & Peaceful Location
- Close To Little Common Village

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