



1 Renown Close, Bexhill-on-Sea, East  
Sussex TN40 2LQ





## PROPERTY DESCRIPTION

CHAIN FREE. A modern two bedroom link-detached bungalow situated in a cul-de-sac just over a mile from Bexhill Town Centre, mainline railway station & seafront. The accommodation comprises; entrance hall, south facing lounge/dining room, fitted kitchen with door leading to the garden, two bedrooms with the master having an en-suite shower room and family bathroom. Outside there is off road parking, garage with door to the rear and a well kept rear garden. EPC - D

## FEATURES

- Two Bedroom Link-Detached Bungalow
- Modern Home Built Circa 2002
- South Facing Lounge/Diner
- Cul-De-Sac Location
- Chain Free
- Master Bedroom With En-Suite
- Garage With Rear Door To Garden
- Off Road Parking
- Well Maintained & Level Rear Garden
- Council Tax Band - D





## ROOM DESCRIPTIONS

### Entrance Hall

Accessed via front door, access to loft space via hatch, airing cupboard housing hot water cylinder, additional storage cupboard.

### Lounge/Diner

20' 7" x 10' 5" reducing to 7' 2" (6.27m x 3.17m reducing to 2.18m) A bright south facing room with two double glazed windows to the front, ceiling coving, two radiators.

### Kitchen

10' 0" x 9' 3" (3.05m x 2.82m) Double glazed window to the side, door to the side leading to the garden, wall mounted gas fired boiler, a fitted kitchen comprising; a range of working surfaces with inset one and half bowl sink and drainer unit with mixer tap, inset four ring gas hob with extractor fan over, a range of matching wall and base cupboards with glazed fronted display unit, built-in electric oven, space for washing machine and fridge/freezer, spotlights.

### Bedroom One

11' 11" x 9' 8" (3.63m x 2.95m) Double glazed window to the rear overlooking the garden, built-in double wardrobe, radiator.



### En-Suite Shower Room

A fitted three piece suite comprising; walk-in shower cubicle with shower over, pedestal wash hand basin, low level WC, part tiled walls, extractor fan.

### Bedroom Two

10' 11" x 7' 0" (3.33m x 2.13m) Double glazed window to the rear overlooking the garden, radiator.

### Bathroom

Double glazed frosted glass window to the side, a three piece suite comprising; panelled bath with mixer tap, pedestal wash hand basin, low level WC, radiator, shaver point.

### Garage

Accessed via up and over door, door to the rear leading to the garden.

### Outside

To the front there is a driveway providing off road parking and leading to the garage, gated side access, area laid to lawn enclosed with hedges.

To the rear there is a mature garden which is mainly laid to lawn, two areas laid with patio, various mature shrubs and bushes, rear door leading to the garage.

FLOORPLAN

GROUND 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A	65	85
(81-91)	B		
(69-80)	C		
(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	

