



28 Sovereign View Caravan Park, Barnhorn Road , Bexhill on Sea , East Sussex, TN39 4QR  
Immaculately Presented Lodge Set Within An Exclusive Site Including A Share Of The Freehold  
£125,000 - Share of Freehold





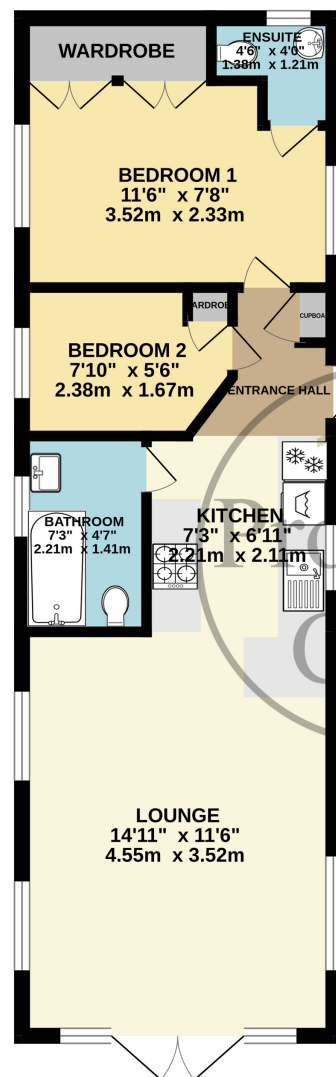


Property Cafe are delighted to present to the market this stunning four year old static home for sale in an exclusive private and gated site boasting a share of the freehold and extremely low outgoings. Accommodation and benefits include; Spacious lounge with big windows allowing for plenty of light and french doors opening onto a stunning south-westerly view to the sea and beachy head; Modern fitted kitchen with ample cupboard & worktop space in addition to integrated appliances including, fridge/freezer, washing machine, oven and hob. Two well proportioned bedrooms both offering fitted cupboards and the master benefitting from an en-suite WC; Family bathroom consisting of a bath with overhead shower attachment, wash basin & WC. Externally there is plenty of parking available, a private decking area manicured communal grounds. The lodge is offered for sale in immaculate decorative order throughout, gas central heated, upgraded insulation and sold with no onward chain. We recommended you view at your earliest convenience.

Share of Freehold \* Extremely Low outgoings - £500 Per annum which includes water & wifi \* Open for use 46 weeks per year.



GROUND FLOOR  
434 sq.ft. (40.3 sq.m.) approx.



TOTAL FLOOR AREA : 434 sq.ft. (40.3 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:**  
**Parking Types:** Private.  
**Heating Sources:** Double Glazing. Gas.  
**Electricity Supply:** Private Supply.  
**Water Supply:** Private Supply.  
**Sewerage:** Private Supply.  
**Broadband Connection Types:** ADSL.  
**Accessibility Types:** Lateral living.



At The Property Cafe we believe it important to give clear and straight forward advice to both buyers and sellers alike and whilst we believe the internet is truly amazing we also believe there is still no substitute for meeting you in person. With this in mind we have developed a unique lounge style environment which allows you the time to discuss your requirements with us and enjoy your property search in comfort. Our trained consultants will be on hand to assist you with any questions you may have. We very much believe in giving accurate viewing feedback to our clients after each viewing so would ask you to call us with your feedback as soon as convenient.





The property is situated on the outskirts of the popular and sought after Little Common area of Bexhill; The village offering an array of local attractions and amenities. A short distance to Bexhill town centre which offers an excellent range of independent shops and amenities serving the local residents, the superb De La Warr Pavilion regularly featuring bands, shows and international artists. You will find all the general facilities that you may need on a daily basis, most are independently owned and have been in existence for many years, an excellent Doctors surgery & dentist, vibrant local pubs and restaurants, a main pharmacy & main post office. There are regular bus services close by with services to Eastbourne and Hastings and Bexhill mainline train station with direct services to Gatwick, Brighton, Ashford International & Central London.

- Two Bedroom Park Home For Sale
- Stunning South Westerly Views To Sea & Beachy Head
  - New Lodge Approximately Only Four Years Old
  - Share Of Freehold & Incredibly Low Outgoings
  - Modern Fitted Kitchen With Integrated Appliances
- Exclusive & Private Site Conveniently Positioned For Bexhill & Eastbourne
  - Ample Fitted Cupboards
  - Secure Site With Electric Gates
  - Sold With No Onward Chain
  - Viewing Highly Recommended