



7 COMPTON CLOSE, BEXHILL ON SEA, EAST SUSSEX TN40 1TQ

£415,000 FREEHOLD



ENTRANCE PORCH

Accessed via double glazed sliding doors, further glazed inner door and window to the entrance hall.

ENTRANCE HALL

Stairs rising to the first floor landing, radiator, coved ceiling, carpet as fitted.

CLOAKROOM/WC

Frosted window to the front, low level WC, wall mounted wash hand basin with tiled splash-back.

L-SHAPED LOUNGE/DINER

LOUNGE AREA 14' 3" x 11' 8" (4.34m x 3.56m) Double glazed sliding doors opening into the conservatory, radiator, coved ceiling, carpet as fitted, opening to the dining area. DINING AREA 8' 6" x 8' 5" (2.59m x 2.56m) Double glazed window to the rear, serving hatch to the kitchen, radiator, coved ceiling.

KITCHEN

11' 7" x 8' 0" (3.53m x 2.44m) Double glazed window and door to the side, fitted kitchen comprising range of matching wall and base units with work surfaces over incorporating stainless steel single drainer sink unit with mixer tap over, wall mounted gas fired boiler, larder cupboard, space for fridge/freezer, electric cooker, serving hatch to the dining area.

CONSERVATORY

12' 9" x 10' 1" (3.89m x 3.07m) Double glazed with doors opening onto the rear garden, radiator.

FIRST FLOOR LANDING

Double glazed frosted window to the side, carpet as fitted.

BEDROOM 1

11' 0" x 10' 10" (3.35m x 3.30m) Double glazed window to the front, radiator, carpet as fitted.

BEDROOM 2

12' 6" x 9' 9" (3.81m x 2.97m) Double glazed window to the rear, radiator, carpet as fitted.

BEDROOM 3

9' 10" x 7' 4" (3.00m x 2.24m) Double glazed window to the rear, radiator, coved ceiling, carpet as fitted.

SHOWER ROOM

Double glazed frosted window to the front, fitted suite comprising walk-in shower cubicle with unit, low level WC, pedestal wash hand basin, access to loft space via hatch, airing cupboard housing hot water cylinder, radiator.

FRONT GARDEN

Lawned front garden with shrubs and bushes, off road parking for two vehicles.

GARAGE

Accessed via up and over door.

REAR GARDEN

To the rear of the property is a paved patio area, side access to front, the garden is enclosed and is mainly laid to lawn with various shrubs and bushes.

AGENTS NOTES

Council Tax Band D

EPC Rating TBC

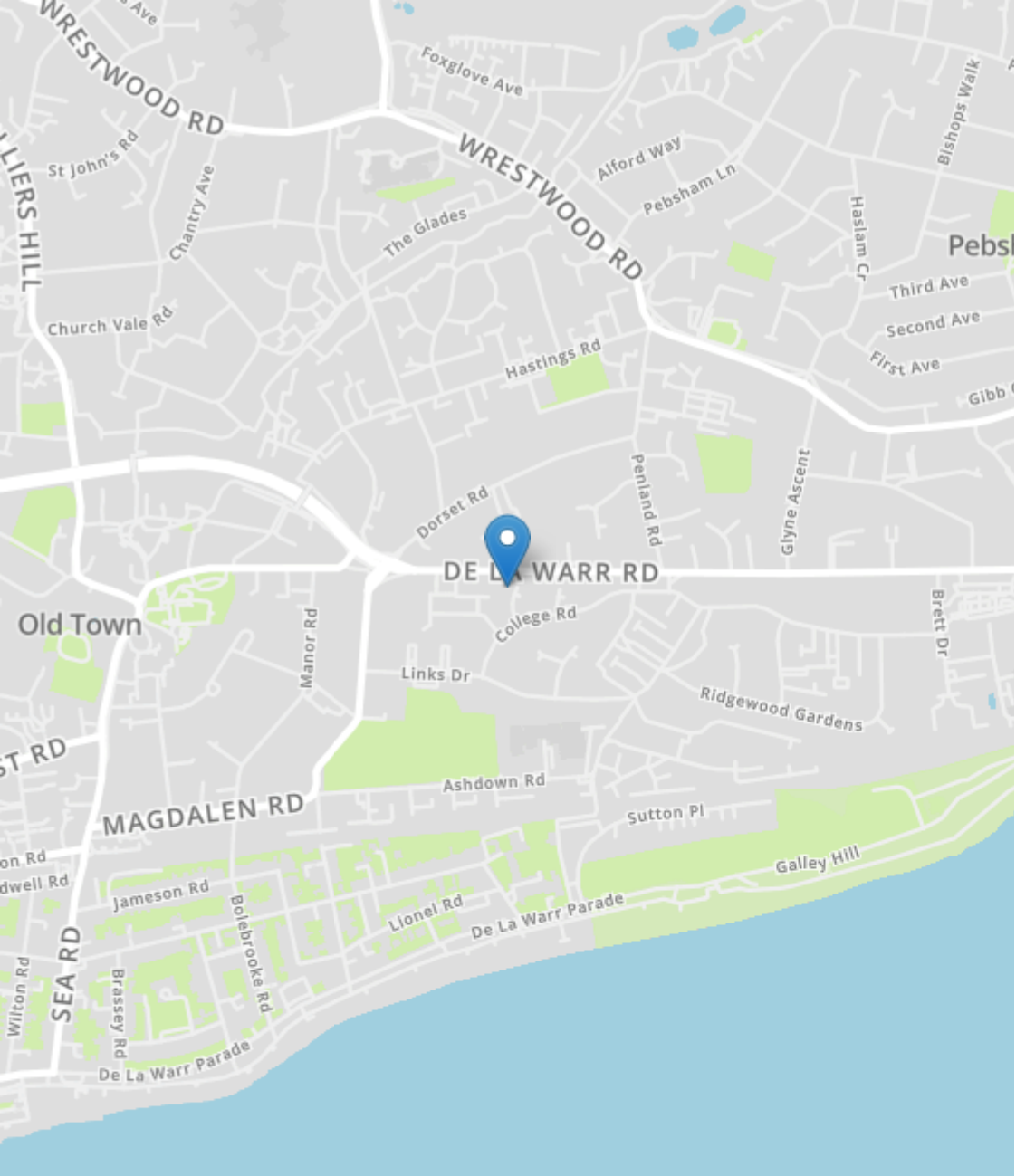
VIEWING ARRANGEMENTS

Viewing is strictly by appointment only through Greystones Estate Agents.

DISCLAIMER PROPERTY DETAILS

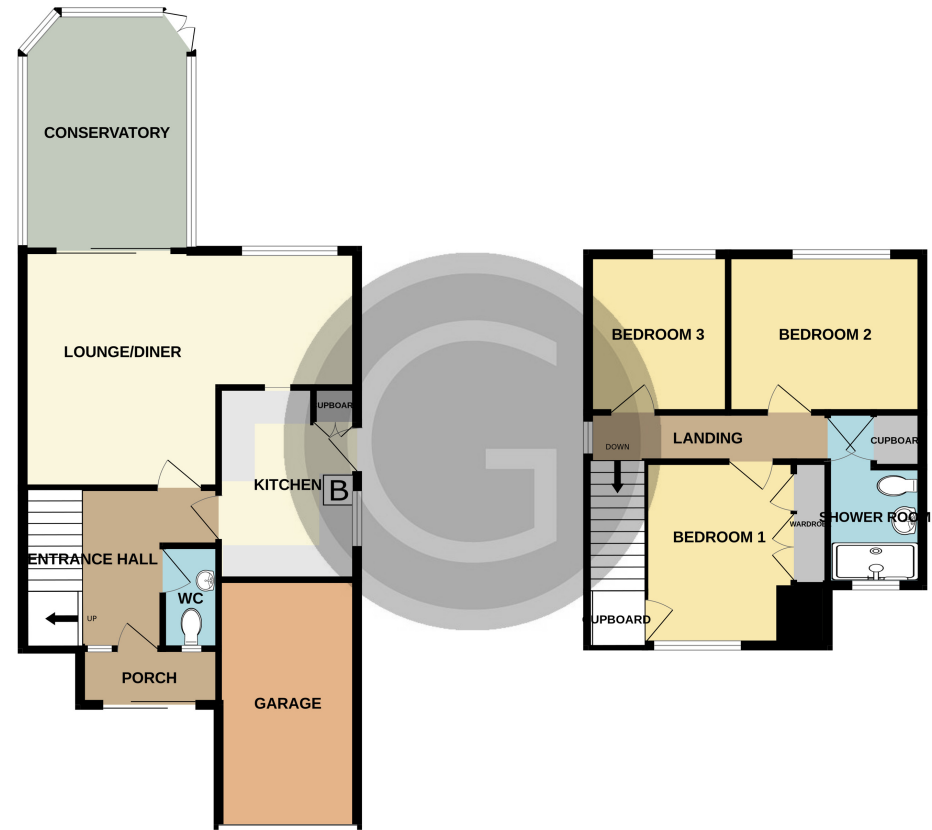
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GROUND FLOOR

1ST 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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