



  
**BEXHILL ESTATES**  
INDEPENDENT ESTATE AGENTS

Tel : 01424 233330

**£699,950** Alexander Drive, Bexhill-on-Sea TN39 3RR  
🛏️ 4 Bedroom   🛁 2 Bathroom   🛋️ 2 Reception



## AT A GLANCE...

A truly outstanding detached chalet bungalow situated in a highly desirable location in West Bexhill. The property has been subjected to substantial extensions and modernisations, which have resulted in the following accommodation: An impressive entrance hall with vaulted ceilings and a glass balustrade staircase. A dual-aspect lounge measures just under 30 feet and features a fireplace, bay window, and doors to the rear garden. The generously sized kitchen/reception room is equipped with a range of units finished with quartz work surfaces, double doors to the rear garden, a ceiling lantern light, and an integrated appliance package that includes a dishwasher, a washing machine, a fridge/freezer, an instant hot water tap, a double oven, a microwave oven and an induction hob. There is an integral garage and lobby area with a cloakroom and a large storage cupboard just off the kitchen. There are also two good-sized dual-aspect double bedrooms on the ground floor as well as a four-piece bathroom suite. There are fitted wardrobes in both bedrooms, and the rear garden is accessible through double doors in bedroom one. As a result of the conversion of the first floor of the bungalow, there is a particularly spacious dual-aspect bedroom, a shower room, and a further double bedroom. Both bedrooms are equipped with fitted wardrobes. The property has also been upgraded with a roof replacement, a new combi-boiler, and permission has been obtained to widen the driveway, which is scheduled to be completed in July 2024.



### Key Features:

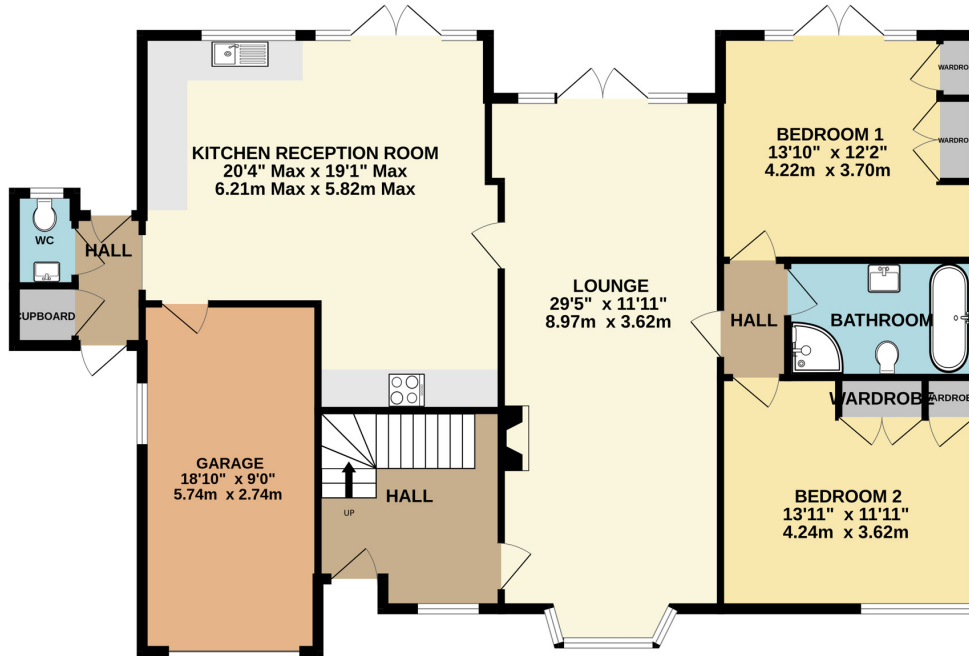
- Superb Detached Chalet Bungalow
- Two Bathrooms
- Off Road Parking And Garage
- Highly Desirable Location In West Bexhill
- Four Double Bedrooms With Fitted Wardrobes
- Stunning Landscaped Gardens
- Subject To Much Improvement & Extensions
- Modern Fixtures & Fittings Throughout

Alexander Drive, Bexhill-on-Sea, East  
Sussex, TN39 3RR

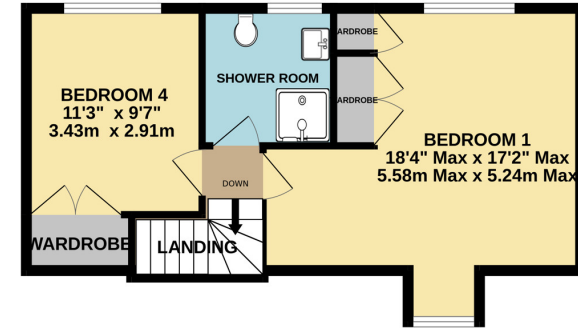
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GROUND FLOOR  
1433 sq.ft. (133.2 sq.m.) approx.



1ST FLOOR  
439 sq.ft. (40.8 sq.m.) approx.



TOTAL FLOOR AREA : 1872 sq.ft. (174.0 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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MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These details must therefore be taken as a guide only and approved details should be requested from the agents.



### Outside

The front of the property has a small area of lawn and well-established plantings offering a degree of privacy. There is a driveway that the owners have sought permission to widen to allow for further parking, works are due for completion July 2024. Access is available into the garage via an electric up & over door and there is a useful enclosed storage space to the side of the property.

The rear garden is considered to be a particular feature of the property. Having been landscaped and predominantly laid to lawn with a variety of well-established, an olive tree and palm tree. In addition, there are two patio areas ideal for alfresco dining, two large timber framed shed's, a greenhouse and an outdoor water supply at both the front and rear of the property.

### Location

Just 0.8 miles from the property is Little Common, a village with a range of independent shops, a doctor's surgery, a dentist, and a Tesco Express. The property is located a short walk from a bus stop with regular routes into Bexhill Town Centre and the seafront promenade just 0.9 miles away. There are regular trains into Hastings, Eastbourne, Brighton, Gatwick, and London Victoria from Collington, the closest mainline station.

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