



Beech Barn, 4 Little Worsham Farm Worsham Lane, Bexhill On Sea, East Sussex, TN40 2QP
Stunning 3 Bedroom Barn Conversation Development £499,950





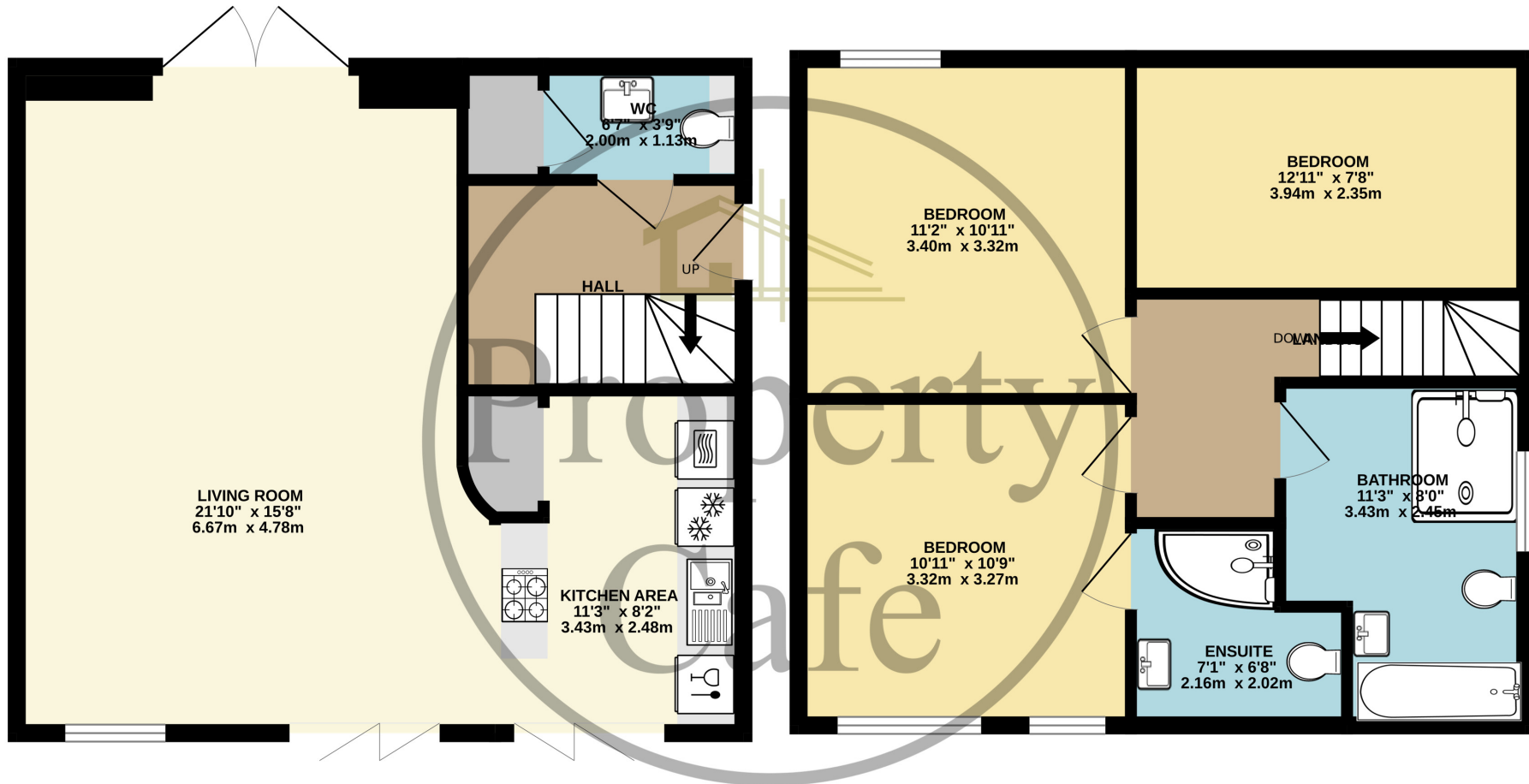
Beech Barn(Plot 4) Little Worsham Farm Barns forms part of an attractive complex of period farm buildings that are under going conversion into five individual properties offering varied layouts. The properties all benefit from all the latest refinements with high levels of insulation, warm roofs with air source heating and under floor heating to the ground floor and luxurious fixtures and fittings, fully fitted kitchens and luxurious bathrooms. Much of the original detail of the barn has been retained with attractive brick work with blue headers and some flint work. The roof is newly tiled and highly insulated. Oak Barn enjoys a private area of garden at the front which is hedge enclosed with a pathway to two allocated parking spaces and ample visitors parking. To the rear there is a good size level garden with patio and newly planted hedge borders. Although located in a sunning rural location the barns are located only a short distance from the town of Bexhill Town. **For additional details or to arrange to view please contact our sales team on**

01424 334488



GROUND FLOOR
513 sq.ft. (47.6 sq.m.) approx.

1ST FLOOR
521 sq.ft. (48.4 sq.m.) approx.



TOTAL FLOOR AREA : 1034 sq.ft. (96.0 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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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.





Plot 4 Little Worsham Farm Barns forms part of an attractive complex of period farm buildings that are undergoing conversion into five individual properties offering varied layouts over one or two floors and all adjoining open countryside. The properties all benefit from all the latest refinements with high levels of insulation, warm roofs, air source heating, underfloor heating to the ground floor, luxurious fixtures and fittings, fully fitted kitchens and luxury bathrooms. Much of the original detail of the barn has been retained with attractive brickwork, blue headers and some flint work. The roof is newly tiled and highly insulated and Plot 4 enjoys a good sized area of garden to the front, a courtyard to the rear and up to two parking spaces. **Although at the end of a long farm track, the barns are located just a short distance from Bexhill town centre with its range of amenities, station and seafront promenade.**

- Situated in a Rural Location
 - Exclusive Barn Conversion
 - Large Open Plan Living/Dining Area
 - 10 Year ABC Builders Warranty
 - Well Decorated And Looked After Throughout
 - Viewings are highly recommended By Property Café
- Great Insulation and Energy Efficiency
 - Three Well Sized Bedroom
 - Unique Barn Conversion Development
 - Large Private Patio and Garden Areas
 - To Enquiry Please Call On 01424 224488