




BEXHILL ESTATES
INDEPENDENT ESTATE AGENTS

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£650,000 Cooden Drive, Bexhill-on-Sea, East Sussex
🛏️ 3 Bedroom 🚿 2 Bathroom 🛋️ 2 Reception
Offers Over



AT A GLANCE...

This impressive detached chalet bungalow has been significantly improved by the current owner and is offered to the market with no onward chain. Ideally located in a highly sought-after position just 0.5 miles from Cooden Beach, the property enjoys an abundance of natural light thanks to its desirable south-facing aspect, along with stylish modern fixtures and fittings throughout.

The well-presented accommodation is accessed via a welcoming entrance hall, leading through to a spacious kitchen/diner which flows seamlessly into a bright sun room, creating an ideal space for both everyday living and entertaining. The kitchen is fitted with a range of matching wall and base units complemented by Quartz work surfaces, and benefits from a selection of integrated appliances, including a dishwasher, washing machine, fridge, freezer, double oven, and a four-ring induction hob with extractor fan above. Further ground floor accommodation includes a triple-aspect living room with a central feature fireplace, a ground floor bedroom, and a bathroom, completing the versatile layout.

The first floor offers two generous double bedrooms, served by a four-piece family bathroom suite.

Externally, the property benefits from an in-and-out driveway providing extensive off-road parking, together with a garage. To the rear is a good-sized south-facing garden, ideal for enjoying sunshine throughout the day. To fully appreciate everything this property has to offer, early viewing is highly recommended.



Key Features:

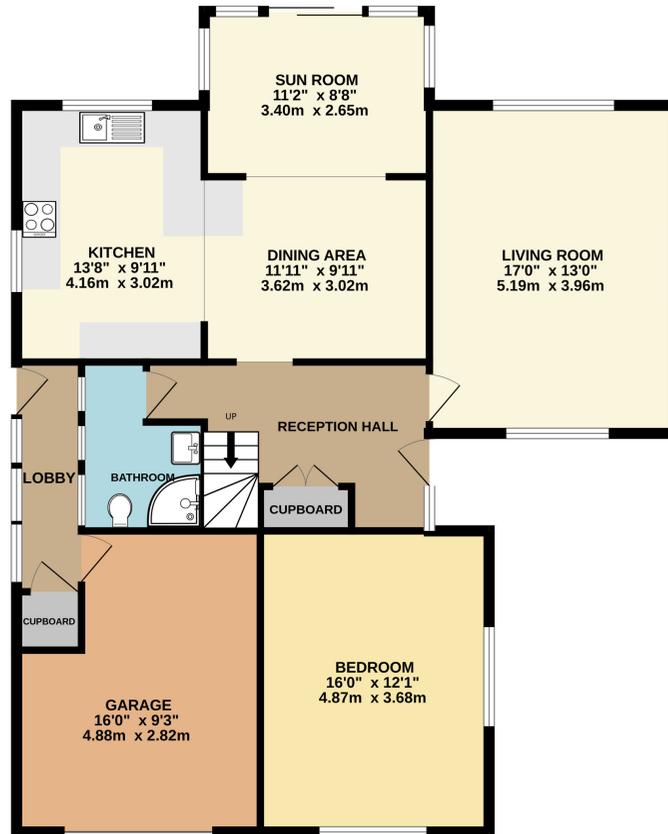
- Impressive Detached Chalet Bungalow
- Three Double Bedrooms
- Open Plan Kitchen/Reception Room
- Two Bathrooms
- Highly Desirable Cooden Beach Location
- South-Facing Garden
- No Onward Chain
- Triple Aspect Lounge
- In & Out Driveway For Multiple Vehicles & Garage

151 Cooden Drive, Bexhill-on-Sea, East Sussex, TN393AJ

 3 Bedroom  2 Bathroom  2 Reception


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GROUND FLOOR
1181 sq.ft. (109.8 sq.m.) approx.



1ST FLOOR
511 sq.ft. (47.4 sq.m.) approx.



TOTAL FLOOR AREA : 1692 sq.ft. (157.2 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		75
(55-68)	D	64	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Location

The property is located in Cooden Beach. Cooden Beach Golf Club and Cooden Beach train station is within very close proximity offering regular routes into Hastings, Eastbourne, Brighton, Gatwick & London Victoria. Little Common Village is just 1.3 miles away with a range of independently owned shops, Doctors surgery, Dentist and Tesco Express. Bexhill Town Centre is just 1.4 miles away.

Exterior

To the front of the property there is an in & out driveway providing off-road parking and access to the garage. The garage can also be accessed internally via a lobby area from the kitchen. The front garden is enclosed by mature hedging, offering a good degree of privacy, with a side patio leading to the front entrance.

Gated access to the side leads through to the private south-facing rear garden, which is mature, established, and well enclosed by hedging. The garden features established borders filled with a variety of flowering shrubs and specimen trees, creating an attractive and tranquil setting, along with a summerhouse.

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3 Bedroom 2 Bathroom 2 Reception