



**SHOW HOME NOW OPEN  
FREE LEGAL FEES - PAID BY DEVELOPER\*  
RESERVE FOR JUST £1,000 TODAY!**

**\*TERMS & CONDITIONS APPLY**

12 FARRIERS VIEW, BEXHILL ON SEA, EAST SUSSEX TN39 4LW

£385,000 FREEHOLD



## PROPERTY WRITE UP

'THE JUNIPER' Prices From £375,000

\*\*\* RESERVE TODAY FOR JUST £1000.00 \*\*\*

\*\*\* FREE LEGAL FEES PAID BY THE DEVELOPER \*\*\*

T&C's apply \*\*\*

\*\*\* SHOW HOME NOW OPEN \*\*\*

Greystones Estate Agents are delighted to offer for sale a unique opportunity to secure this BRAND NEW THREE BEDROOM SEMI DETACHED HOUSE offering stylish, bespoke and contemporary living, built by highly regarded local developers Court Developments Limited. The property is set within this exclusive development of just 26 homes and is situated within walking distance of Highwoods Golf Course whilst also conveniently located for Little Common village with its range of local shops, Tesco Express, doctors surgery and excellent primary school. Whilst also located less than 2 miles from Bexhill town centre with its comprehensive range of shopping facilities, mainline railway station to London Victoria, beach and seafront and good transport links.

These properties are finished to an exceptional standard and will include bespoke shaker style kitchens with Quartz worktops and integrated appliances including hob, oven, washer/dryer, fridge/freezer and dishwasher. Bathrooms come complete with Calacatta marble style tiling, are finished to a luxury standard with a contemporary suite and heated towel rail. Engineered Oak Flooring is fitted throughout the ground floor and high-quality carpet to the first floor.

These new homes also come with peace-of-mind provided by a 10-year Protek warranty.

\* Please note these photos of the show home and should be taken as an example of the finish - may not be indicative of every plot\*

## ENTRANCE HALL

### LIVING ROOM

17' 3" x 10' 9" (5.26m x 3.28m)

### KITCHEN/DINING ROOM

9' 6" x 17' 5" (2.90m x 5.31m)

### CLOAKROOM

### FIRST FLOOR LANDING

### BEDROOM ONE

9' 6" x 14' 7" (2.90m x 4.45m)

### BEDROOM TWO

9' 6" x 13' 6" (2.90m x 4.11m)

### BEDROOM THREE

7' 2" x 9' 8" (2.18m x 2.95m)

### BATHROOM

### REAR GARDEN

### FRONT GARDEN

## AGENTS NOTES

### VIEWING ARRANGEMENTS

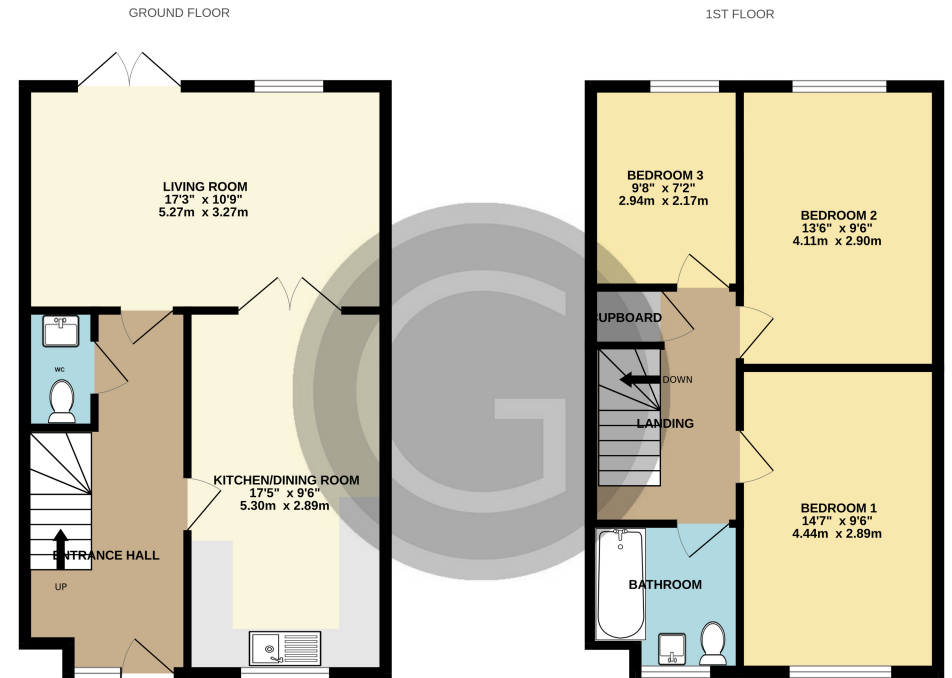
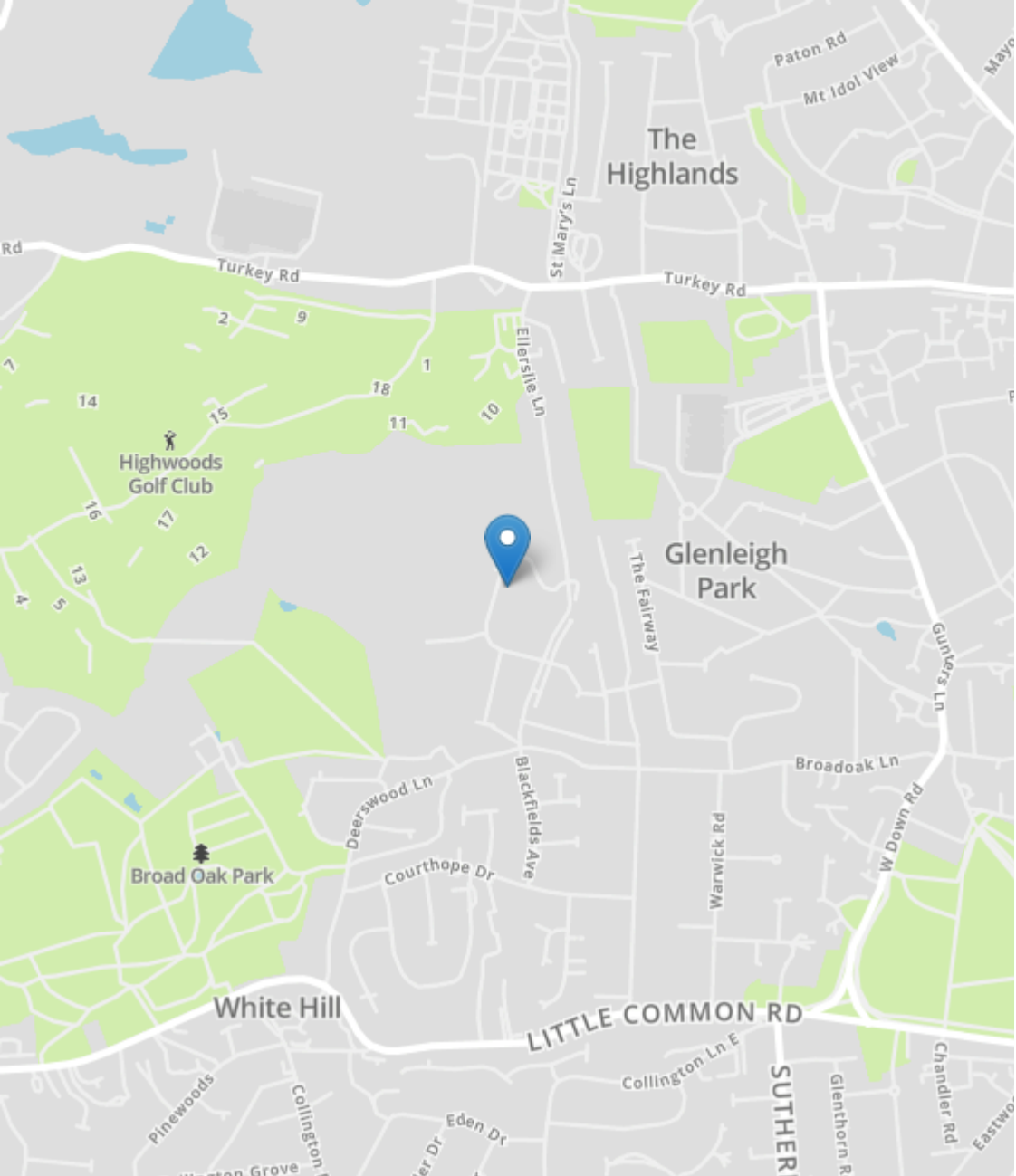
Viewing is strictly by appointment only through Greystones Estate Agents.

### DISCLAIMER PROPERTY DETAILS

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

\* Please note these photos are CGI's and should be taken as an example of the finish and may not be indicative of every plot \*





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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