



56 Chantry Avenue, Bexhill-on-Sea,
East Sussex TN40 2EB



PROPERTY DESCRIPTION

CHAIN FREE. A spacious two bedroom detached bungalow situated in the sought after Chantry area of Bexhill and just under a mile from the town centre, seafront and mainline railway station. The accomodation comprises; spacious entrance hall, dual aspect lounge with bay window, a modern fitted kitchen, side lean to/utility area, two good size bedrooms and a shower room. Outside there is a driveway providing off road parking and leads to the garage with rear access and a generous rear garden. EPC - D.

FEATURES

- Two Bedroom Detached Bungalow
- Sought After Chantry Location
- Good Size & Well Kept Rear Garden
- Modern Re-Fitted Kitchen
- Dual Aspect Lounge With Bay Window
- Off Road Parking & Garage
- Chain Free
- Just Under a Mile From Bexhill Town Centre, Seafront & Railway Station
- Loft Space With Velux Window
- Council Tax Band - D





ROOM DESCRIPTIONS

Entrance Hall

Accessed via private front door with double glazed frosted glass insert, window with frosted glass insert, radiator, double cupboard housing wall mounted gas fired boiler, access to loft space via hatch with ladder and leading to a loft room with velux window.

Lounge

17' 4" max x 15' 5" max (5.28m max x 4.70m max) A bright dual aspect room with double glazed windows to the side and front and bay window to the front, two radiators, picture rail, feature fireplace, parquet flooring.

Kitchen

13' 11" max x 11' 2" max (4.24m max x 3.40m max) Double glazed window to the front, door to the side leading to the lean-to, a modern fitted kitchen comprising; a range of working surfaces with inset one and half bowl sink and drainer unit with mixer tap, space for cooker, a range of matching wall and base cupboards with fitted drawers, space for washing machine.

Lean To/Utility Room

Doors to the front and rear.

Bedroom One

13' 11" x 11' 10" (4.24m x 3.61m) A dual aspect room with double glazed windows to the side and rear with the latter overlooking the garden, picture rail, built-in wardrobes.

Bedroom Two

13' 11" x 11' 11" (4.24m x 3.63m) Double glazed sliding doors leading to the garden, picture rail.

Shower Room

Two double glazed frosted glass windows to the side, fitted three piece suite comprising; low level WC, wash hand basin, shower cubicle with aqua-boarding and electric shower over.

Garage

16' 7" x 8' 6" (5.05m x 2.59m) Accessed via double metal doors, door to the rear.

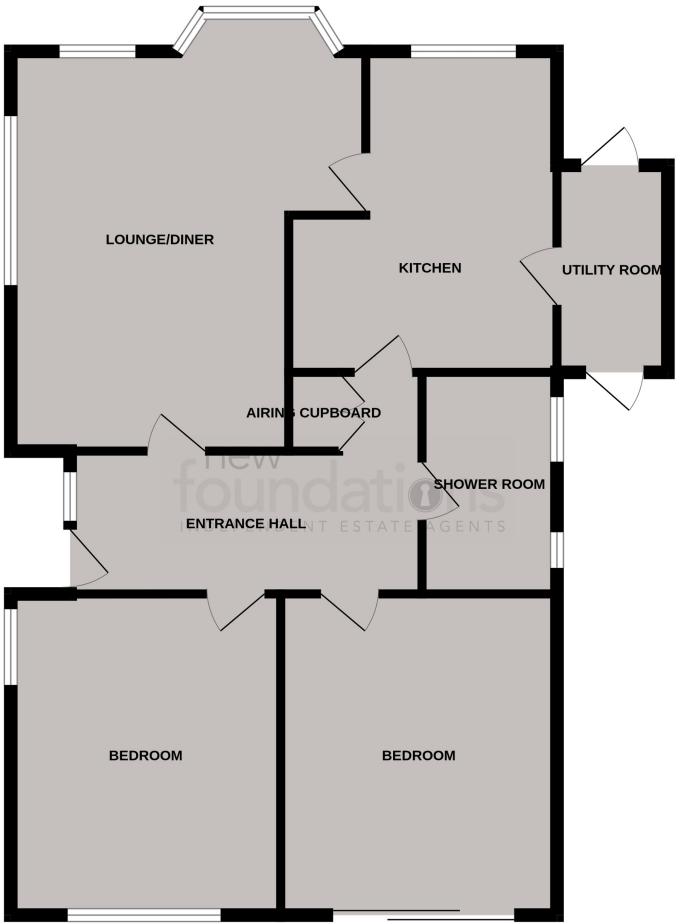
Outside

The front of the property is approached via a large block-paved driveway providing off road parking and leading to the garage, area of lawn, gated side access.

The rear garden is a good size and is mainly laid to lawn, various mature shrubs, bushes and fruit trees, door to the garage, door to side lean-to.

FLOORPLAN

GROUND 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.
Made with Metropix ©2025

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		84
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	64	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	