



10D CANTELUPE ROAD, BEXHILL ON SEA, EAST SUSSEX TN40 1JG

OFFERS OVER £325,000 SHARE OF FREEHOLD



ENTRANCE HALL

Two entry phone systems, radiator, built-in eaves storage cupboard, airing cupboard, picture rail, radiator, carpet as fitted, doors to all rooms.

LOUNGE

18' 3" x 16' 2" (5.56m x 4.93m) Double glazed window to the rear with far reaching sea views, feature fireplace with fitted mantle and surround, picture rail, two double radiators, television point, carpet as fitted.

KITCHEN

17' 2" x 7' 9" max (5.23m x 2.36m max) Double glazed window to the rear, Velux style window to the side, fitted kitchen comprising range of matching wall and base units with fitted drawers and laminated work surfaces over, inset sink with chrome mixer spray tap over, inset four ring Samsung hob with fitted electric oven under, integrated dishwasher, part tiled walls, radiator, part wood panelling to walls, space for table and chairs.

WALK IN PANTRY

Window to the side, space for fridge/freezer, ample space for shelving.

BEDROOM 1

18' 3" x 14' 8" (5.56m x 4.47m) Three double glazed windows to the rear with far reaching views, built-in cupboards, built-in wardrobes, double radiator, carpet as fitted, door through to the en-suite bathroom.

EN-SUITE BATHROOM

Velux style window to the side, corner bath with central chrome mixer spray attachment over, unit with two drawers underneath incorporating wash hand basin with chrome central mixer tap over, part tiled walls, chrome heated towel rail, fitted mirror, radiator, inset downlights, extractor fan.

BEDROOM 2

17' 9" x 16' 3" (5.41m x 4.95m) Three double glazed windows to the rear, extensive range of fitted bedroom furniture to include: drawers and cupboards with work surfaces over, inset sink with chrome central mixer tap over and tiled splash-back, fitted wardrobes, radiator, carpet as fitted.

BEDROOM 3

17' 2" x 9' 3" (5.23m x 2.82m) Two double glazed windows to the front, double radiator, carpet as fitted.

SHOWER ROOM

Double glazed frosted window to the side, walk-in shower cubicle with chrome fitted shower over, fitted wash hand basin with central mixer tap over and cupboards under, concealed low level WC, part tiled walls, chrome heated towel rail, fitted mirror, extractor fan.

SEPERATE CLOAKROOM

Double glazed frosted window to the side, low level WC incorporating a wash hand basin over with chrome mixer tap and tiled splash-back, laminated wood floor.

LAUNDRY ROOM

Velux style window to the side, space and plumbing for washing machine with work surfaces over, wall mounted gas boiler, electric consumer unit.

AGENTS NOTES

Freehold 1/7th Share

Lease 999 Years from 25th December 1960

Maintenance £150 per month to include buildings insurance and window cleaning

Council Tax Band B

EPC Rating D

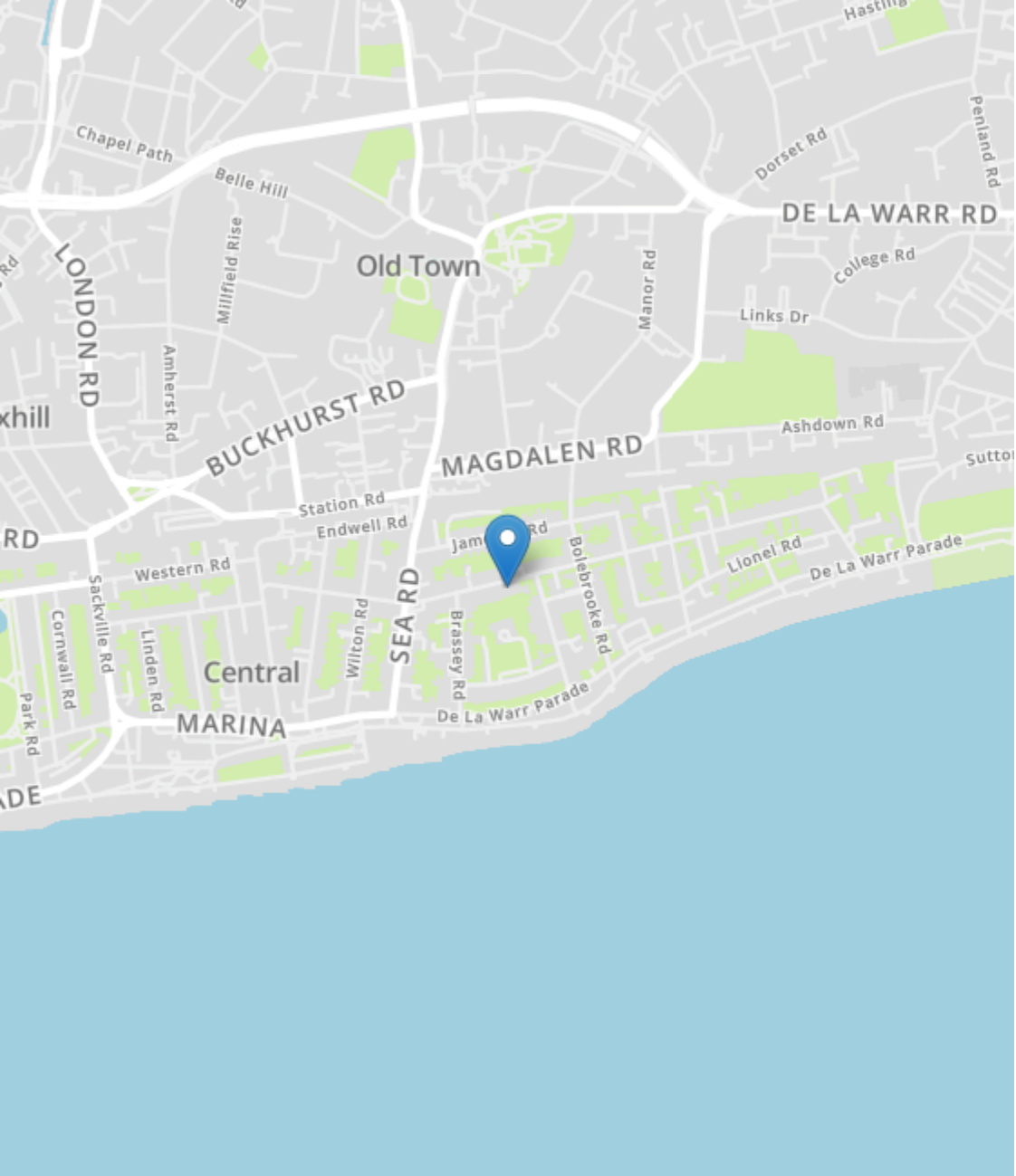
VIEWING ARRANGEMENTS

Viewing is strictly by appointment only through Greystones Estate Agents.

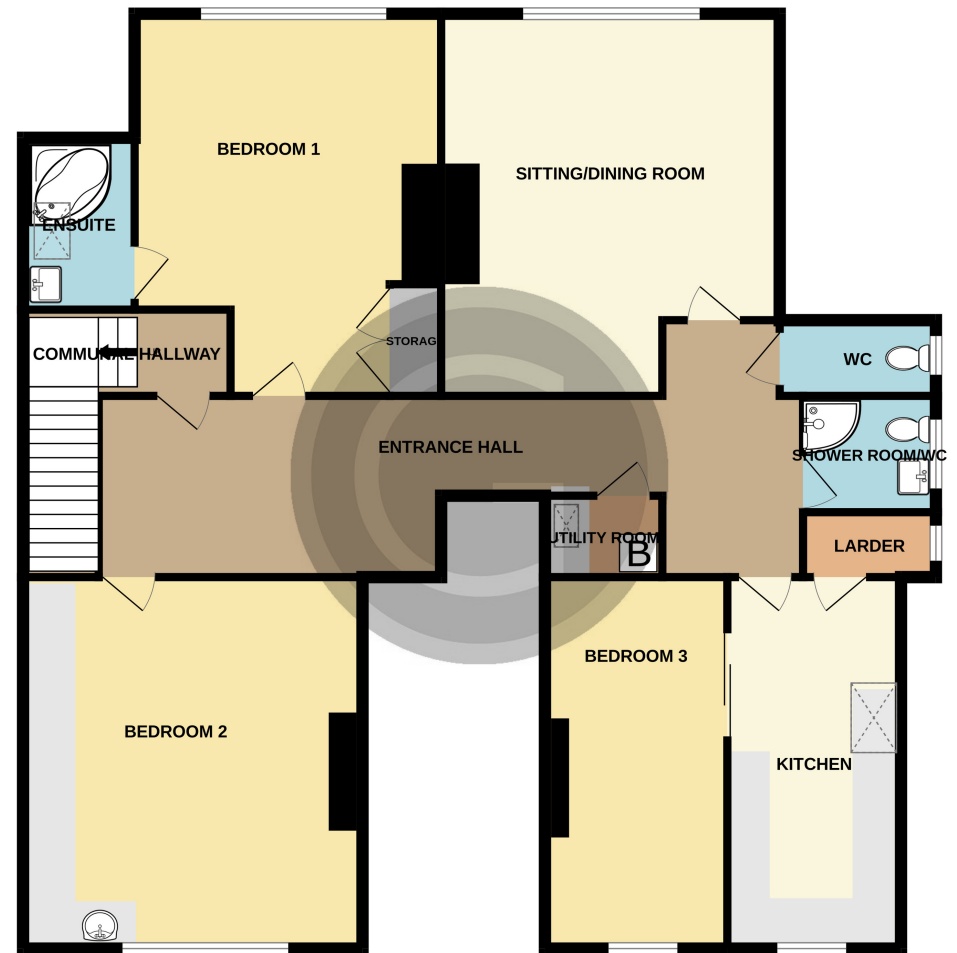
DISCLAIMER PROPERTY DETAILS

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.





SECOND 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 ©2024

11 Western Road
 Bexhill-on-Sea
 East Sussex
 TN40 1DU
 Tel: 01424 215555

info@greystonesestateagents.co.uk
 www.greystonesestateagents.co.uk

