



BEXHILL  **ESTATES**
INDEPENDENT ESTATE AGENTS

Tel : 01424 233330

£390,000 8 Daisy Way, Bexhill-on-Sea, East Sussex TN40 2FY
Offers over  3 Bedroom  2 Bathroom  2 Reception



AT A GLANCE...

Built in 2020, this impressive semi-detached house is part of a modern development near schools for all ages. Under current ownership, the house has been upgraded with exceptionally well presented accommodation, including a welcoming entrance hall leading to a spacious kitchen/diner with doors leading to the rear garden. The kitchen is equipped with matching wall and base units and integrated Bosch appliances. The living room features a wall-mounted fireplace and an opening into the kitchen/diner. There is also a large storage cupboard and a cloakroom on the ground floor. On the first floor you will find a superb master bedroom with built-in wardrobes and an en-suite shower room. There are two further bedrooms on the first floor, together with a family bathroom.

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Key Features:

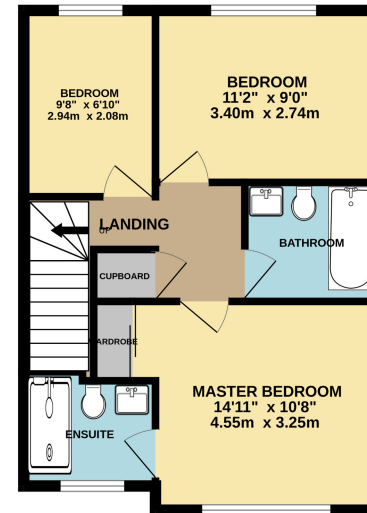
- High Specification Semi-Detached House
- Three Bedrooms
- Off Road Parking & Garage
- Two Bathrooms
- Built In 2020
- Located On A New Development
- Close To Schools For All Ages
- West Facing Landscaped Rear Garden
- Immaculate Decor
- Remainder Of NHBC


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GROUND FLOOR
612 sq.ft. (56.9 sq.m.) approx.



1ST FLOOR
466 sq.ft. (43.3 sq.m.) approx.



TOTAL FLOOR AREA : 1078 sq.ft. (100.1 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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MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These details must therefore be taken as a guide only and approved details should be requested from the agents.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		95
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

Exterior

The low-maintenance rear garden is landscaped and west facing. There is a patio area ideal for alfresco dining a door in to the garage, as well as a door to the parking area.

There is a large garage with power and light currently used as a home gym with a parking space adjacent.

Location

The property is located in a popular location within walking distance to Schools for all ages. Bexhill Town Centre and seafront promenades are just over a mile away, the mainline train station is also just over a mile away with regular routes into Hastings, Eastbourne, Brighton, Gatwick & London Victoria. The closest secondary School is St Richards Catholic college boasting an 'Outstanding' OFSTED rating together the well-regarded Bexhill 6th form college is close by.

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