



BEXHILL ESTATES
INDEPENDENT ESTATE AGENTS

Tel : 01424 233330

£565,000 53 Eastergate, Bexhill-on-Sea TN39 4NU
3 Bedroom 2 Bathroom 2 Reception



AT A GLANCE...

This modern detached house is adjacent to Little Common recreation ground and has no onward chain. Situated in a popular Little Common location in a quiet setting, the house boasts modern fixtures and fittings with accommodation including; A large porch opening into the inner hallway. The modern fitted kitchen features matching wall and base units and is open plan with the dining room. Integrated appliances include a double oven, dishwasher, gas hob and fridge. Additional features include undercounter lighting and tiled flooring. The ground floor also features a dual aspect lounge, a cloakroom and a large conservatory with views over the rear garden. On the first floor you find a spacious landing leading to the master suite with built-in wardrobes, an en-suite shower room and double doors on to the sun terrace with views over the recreation ground. There are two further bedrooms on the first floor with built-in wardrobes and a family bathroom suite. Furthermore, The property has double glazing and gas central heating.

53 Eastergate, Bexhill-on-Sea, East Sussex,
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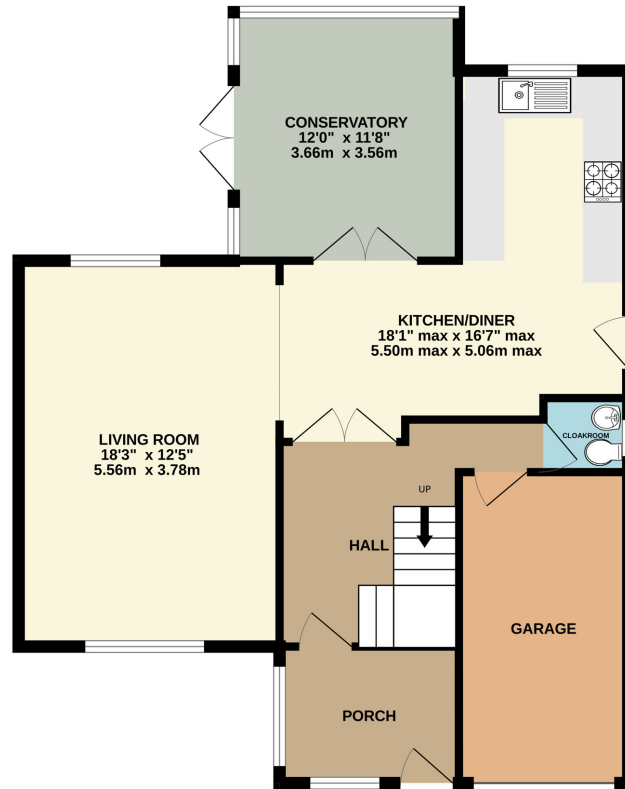
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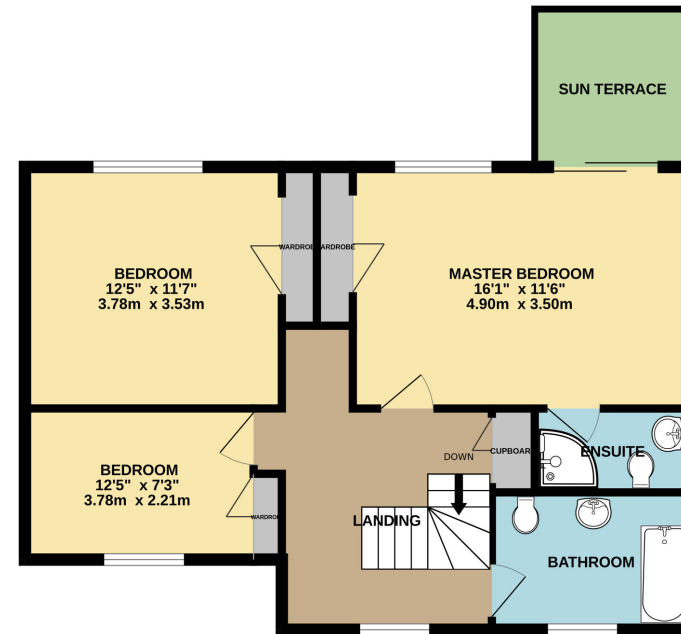
Key Features:

- Detached House In A Popular Little Common Location
- Three Bedrooms
- No Onward Chain
- Large Conservatory & Porch
- Adjacent To Little Common Recreation Ground
- Two Bathrooms
- Modern Fixtures & Fittings
- Off Road Parking Garage

GROUND FLOOR
839 sq.ft. (77.9 sq.m.) approx.



1ST FLOOR
656 sq.ft. (61.0 sq.m.) approx.



TOTAL FLOOR AREA : 1495 sq.ft. (138.9 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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Location

Situated in the sought after area of Little Common, offering a range of independently owned 'Day-to-Day' shops, Doctors surgery, Dentist and a Tesco Express. You will find regular Bus services into Bexhill, Hastings & Eastbourne and Cooden Beach train station is approx 1.6 miles away with regular services into Hastings Eastbourne, Brighton, Gatwick and London Victoria. The closest Primary School is Little Common Primary School, currently rated as 'OUTSTANDING' on the latest Ofsted report.

Exterior

Off-road parking is available at the front of the property, together with access into the garage via an electric roller door. The side of the property has a patio area with a shed, which can also be used for additional parking and/or an extension to the accommodation or garage subject to necessary consents. A paved patio leads from the rear to a level lawn, ornamental fish pond, seating area, well-shaped and well-stocked borders with a variety of trees, plants, and shrubs, as well as a patio area, external lighting, a water tap outside, gated side access, and fencing to the sides and rear.

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