



Flat 4, 69 De la Warr Road, Bexhill On Sea, East Sussex, TN40 2JE
Spacious First Floor One Bed Apartment With Excellent Potential £169,950



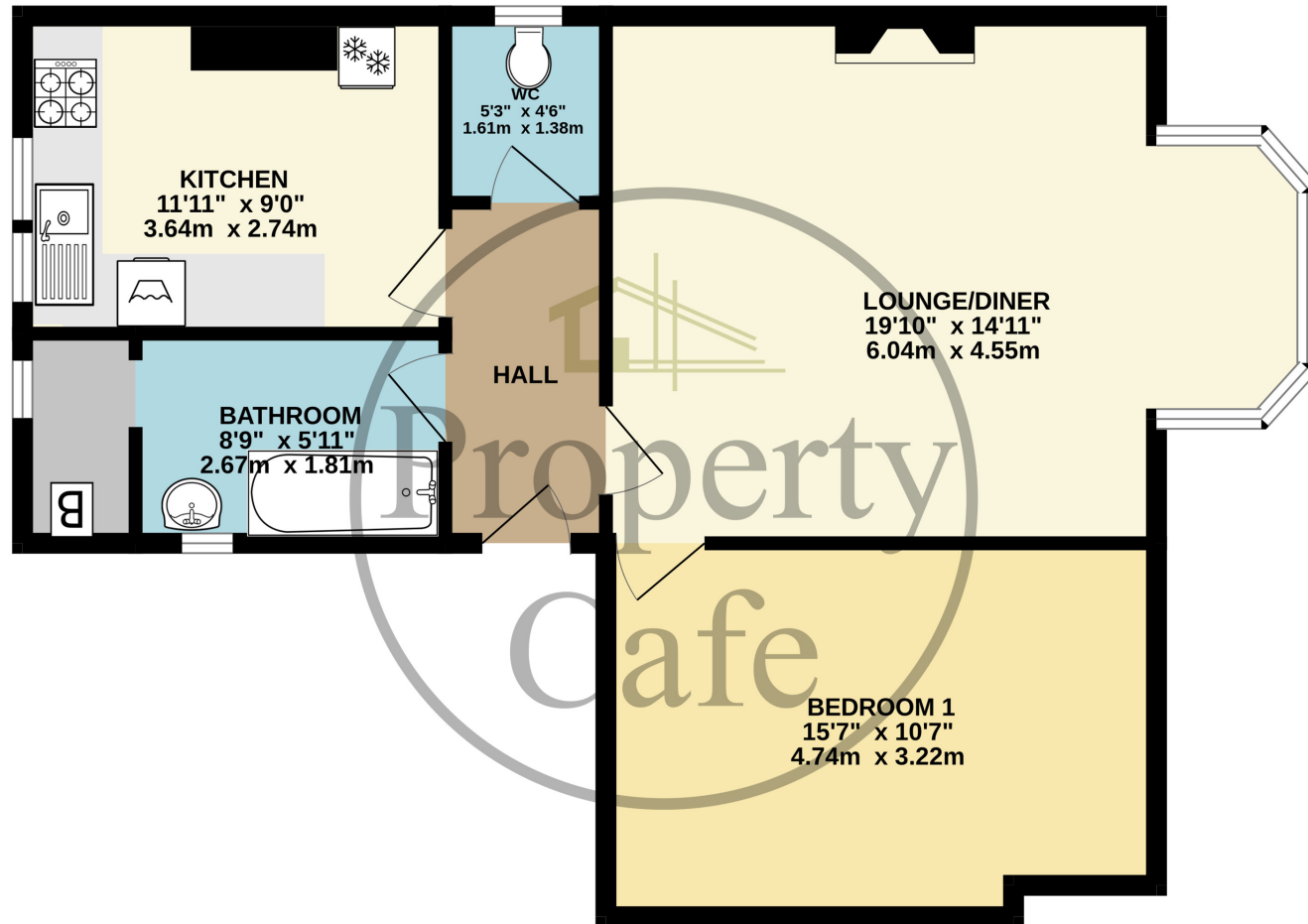


The Property Cafe is delighted to offer for sale this spacious first floor apartment with benefits & accommodation to include: * A great size South facing Lounge-Diner with ample space to relax & entertain * A spacious Double Bedroom
* Fitted kitchen with ample space for appliances * Modern bathroom with separate W.C * Lovely character period building * Spacious Communal Inner Hall * Communal garden to the rear * Communal parking to the front * Secure Entryphone System * Central heated & double glazed * Excellent Scope & Additional Potential * Sold with NO CHAIN
!! * Call Bexhill 01424 224488 (Option 1) **Tenure: Leasehold *Leasehold length-960 years approximately**
***Maintenance Charge: Maintenance will be charged as and when, approximately £2000 annually *Sub-letting permitted**

.... **Location...** The property is situated within easy walking distance of Bexhill Town Centre which offers an excellent range of independent shops and amenities serving the local residents. Within the Town Centre you will find all the shops general facilities that you may need daily, most are independently owned and have been in existence for many years but of course there are also some excellent main shopping facilities. You will find an excellent Doctors surgery, various dentist, excellent local pubs and restaurants, a main pharmacy & main post office. There is a regular bus services close by with services to Eastbourne and Hastings and both Collington & Bexhill Mainline stations are also close by providing excellent direct services routes to Gatwick, Ashford International & Central London. **Please call Bexhill 01424 224488 (Option 1)**



FIRST FLOOR
662 sq.ft. (61.5 sq.m.) approx.



TOTAL FLOOR AREA : 662 sq.ft. (61.5 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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Tenure: Leasehold : Lease Length: Approx 960 Years : Service Charge: £1600/1800 Per Annum Including all cost (Including Ground Rent & Building Insurance) At Property Café we believe it important to give clear and straight forward advice to both buyers and sellers alike. Whilst we believe the internet is truly amazing we also believe there is still no substitute for meeting you in person; with this in mind we have developed a unique lounge style environment that allows you the time and space to discuss your requirements with us in detail and enjoy your property search in comfort. Our trained consultants look forward to meeting you.

- Spacious first floor apartment
 - Great size South facing Lounge-Diner
 - Spacious Good Size Double Bedroom
 - Fitted kitchen with ample space for appliances
 - Lovely character period building
 - Spacious Communal Inner Hall
 - Secure Entryphone System
- Central heated & double glazed
 - Excellent Scope & Additional Potential
 - Communal Off Road Parking
 - Sold with NO CHAIN !!
 - Communal Garden With Woodland Area
 - Call Bexhill 01424 224488 (Option 1)
 - Viewing Highly Recommended.

www.propertycafe.co



01424 224488