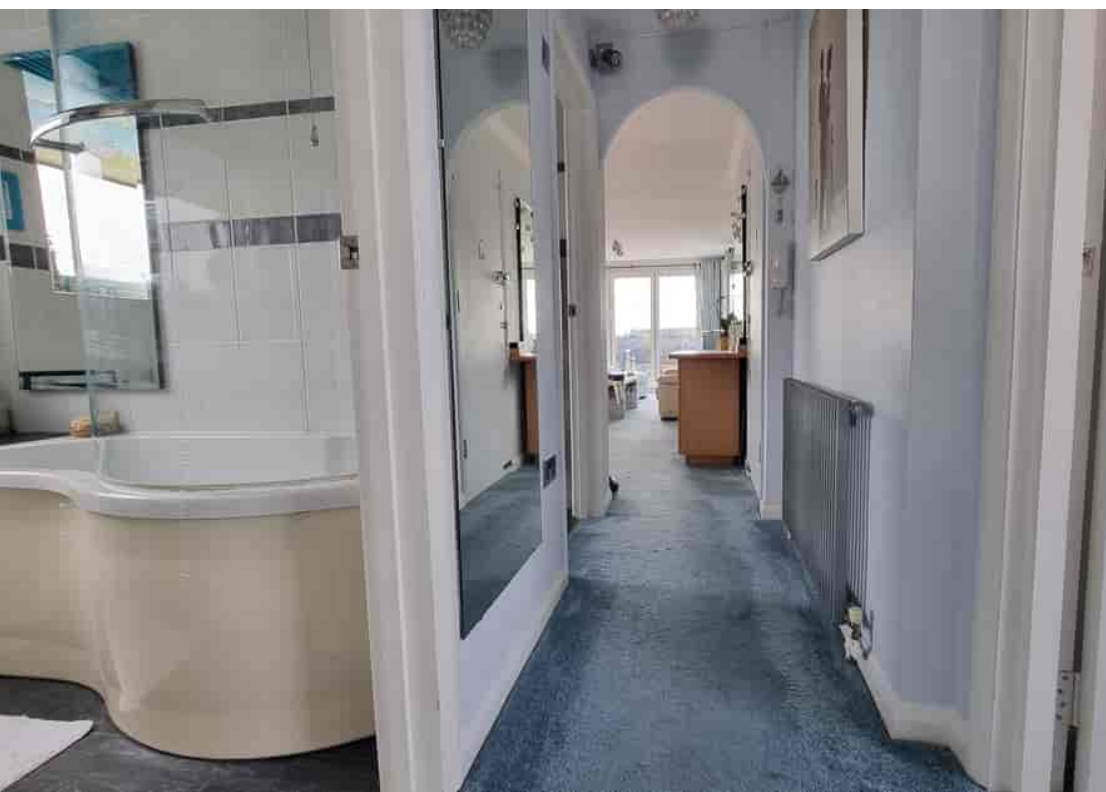




Clifford Road, Bexhill-on-Sea, East Sussex, TN40 1QQ
A Two Bedroom Penthouse Apartment With Wrap Around Patio Roof Garden (Sold With No Chain) £300,000





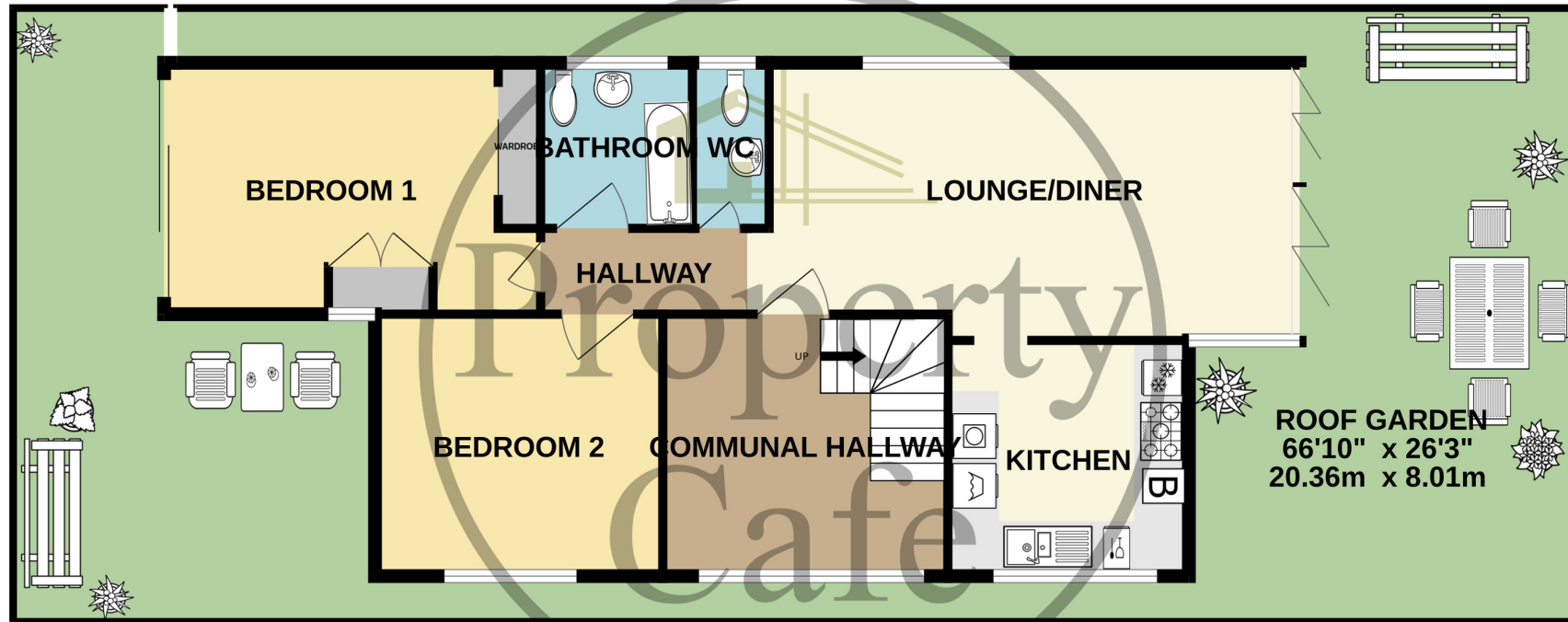
The Property Café Is Delighted To Offer For Sale : **A Two Bedroom Penthouse Apartment** * **Immaculate Decor & Presentation**
* Two Double Bedrooms With Storage * Modern Fitted Kitchen With Westerly Views * Large Wrap Around Patio Terrace *
(Terraces From Both Lounge-Diner & Master Bedroom * Master Bed With Sliding Doors * Spacious Lounge-Diner With Bi Fold
Doors * Neutral Decoration & Carpets Throughout * Amazing 360 Degree Panoramic Views * Modern Bathroom & Separate
W.C * Central Heated & Double Glazed * Lift Access To The 2nd Floor & Stairs To The Penthouse Landing Area * 999 Year
Lease & Share Of Freehold * Well Managed Development * Single Garage & Additional Residents Parking To The Rear *
Located In A Residents Parking Zone Area * Town Centre Location (Close To Station & Seafront) * **Sold With No Onward Chain**
* Viewings Highly Recommended : Call Our Bexhill Sales Team On 01424 224488.

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.



PENTHOUSE APARTMENT

919 sq.ft. (85.3 sq.m.) approx.



TOTAL FLOOR AREA : 919 sq.ft. (85.3 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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We have been verbally advised that the property is held on a 999 year lease from 1974 with the benefit of the share of freehold, we have also been verbally advised that the maintenance is approximately £600 per quarter, which includes water and sewerage & buildings 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.

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