




BEXHILL ESTATES
INDEPENDENT ESTATE AGENTS

Tel : 01424 233330

£570,000 Crofton Park Avenue, Bexhill-on-Sea TN39 3SE
🛏️ 3 Bedroom 🛁 2 Bathroom 🚪 1 Reception



AT A GLANCE...

A beautifully refurbished three-bedroom chalet-style house is now available from Bexhill Estates. On the border of Collington & Cooden, this property is situated in a highly sought-after area of West Bexhill. The property offers no onward chain and accommodation including a spacious hall leading to a dual-aspect lounge with a fireplace and a rear garden door. The modern fitted kitchen has a range of matching wall and base units with an integrated eye-level oven, induction hob, slimline dishwasher and space for a fridge/freezer. In addition, the ground floor benefits from a large ground floor bedroom with a modern fitted bathroom suite. This room is currently used as a further reception room with sliding doors to the rear garden. There are two good-sized double bedrooms on the first floor, each with a fitted wardrobe and a modern shower room. Furthermore, the property benefits from double glazing, gas central heating a west-facing rear garden and a double garage!

Crofton Park Avenue, Bexhill-on-Sea, East Sussex, TN39 3SE

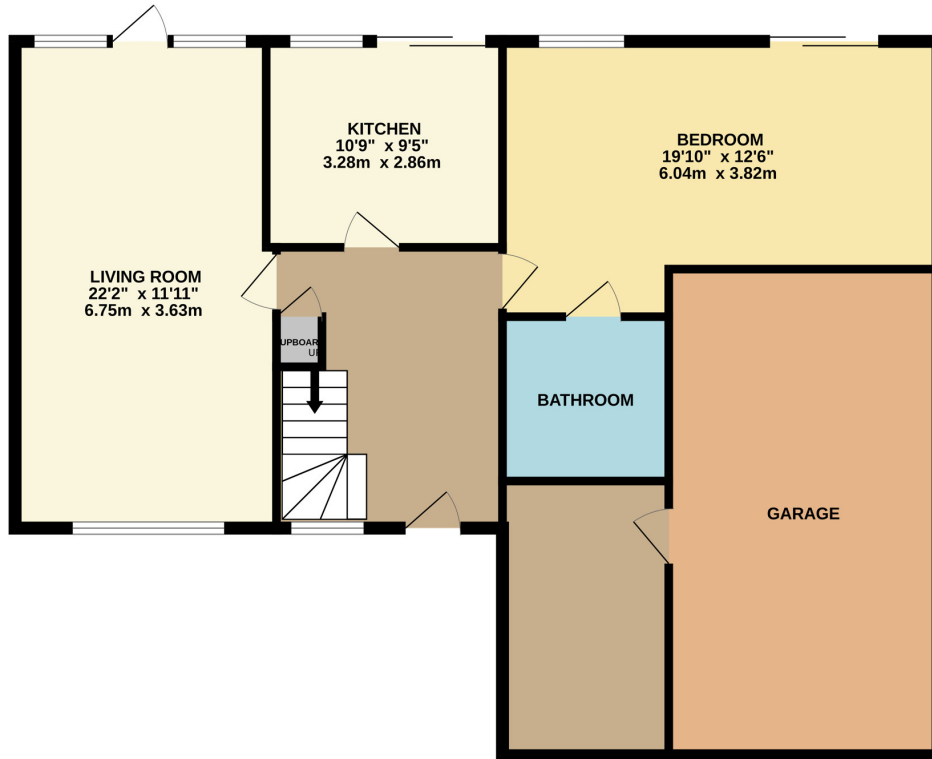
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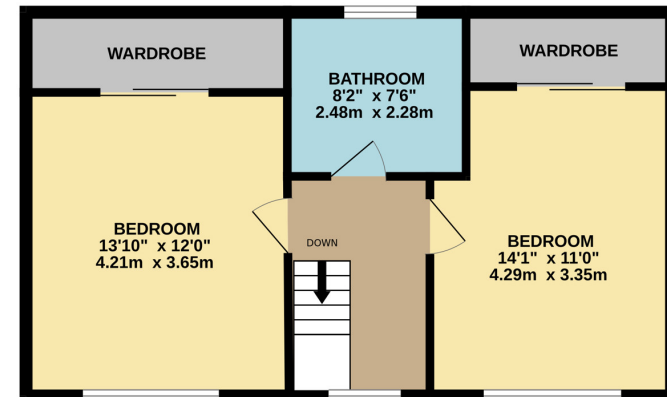
Key Features:

- Detached Chalet Style House
- No Onward chain
- Double Glazed & Gas Central Heating
- Highly Desirable Cooden Location
- Double Garage & Extensive Off Road Parking
- Newly Fitted Kitchen
- Recently Installed En Suite & Bathroom
- West Facing Rear Garden

GROUND FLOOR



1ST 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.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		80
(55-68)	D	59	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

OUTSIDE -

The rear garden is West facing offering a high degree of seclusion with well established trees, shrubs, raised borders and is predomaintly laid to lawn. There is an area of decking ideal for alfresco dining and a further rear seating area.

Garage - with two doors, one leading to a smaller storage area with an electric up and over door, further larger than average garage with a range of working surfaces and a door to side.

LOCATION:

The chalet house is located just 0.8 miles from the popular village of Little Common with a range of independently owner shops, Doctors Surgery, Dentist and a Tesco Express. A very short walk for the Bungalow you will find a Bus Stop with regular routes into Bexhill Town Centre and the seafront promenades just 0.8 miles away. The closest mainline railway station is Bexhill offering regular services into Hastings, Eastbourne, Brighton, Gatwick and London Victoria.

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