



11 Juniper Place, Bexhill-on-Sea, East
Sussex TN39 3FN



PROPERTY DESCRIPTION

An extremely well presented two double bedroom end of terrace house situated in this quiet cul-de-sac within Collington. This impressive and recently constructed home has accommodation comprising; open plan living room/kitchen, ground floor WC, two bedrooms and a modern bathroom. Outside there is a good size rear garden with decked area and off road parking. EPC - B.

FEATURES

- Two Bedroom House
- End Of Terrace
- Open Plan Lounge/Kitchen
- Modern Bathroom
- Ground Floor WC
- Off Road Parking
- Sought After 'Collington' Location
- Cul-De-Sac
- Ideal First Home
- Council Tax Band - B





ROOM DESCRIPTIONS

Kitchen/Dining Room

15' 6" x 11' 1" (4.72m x 3.38m) Accessed via door to the side, two double glazed windows to the front, inset spotlights, a stunning fitted kitchen comprising; a range of laminate working surfaces with inset stainless steel sink and drainer unit with chrome central mixer tap, inset four ring gas indesit hob with stainless steel extractor fan over and glass splashback, a range of matching wall and base cupboards with fitted drawers, built in appliances; comprising dishwasher, washer/dryer and electric oven, space for tall fridge/freezer.

Lounge

15' 6" x 11' 1" (4.72m x 3.38m) Double glazed sliding doors opening onto the rear garden, inset spotlights, two radiators, fitted smoke alarm, useful under stairs storage cupboard.

Ground Floor W/C

Spotlight, low level WC, wash hand basin with chrome central mixer tap and cupboard under.

Landing

Double glazed window to the side, access to loft space via hatch.

Bedroom One

13' x 10' 11" (3.96m x 3.33m) Double glazed window to the rear, radiator, built in double wardrobe.

Bedroom Two

10' 11" max x 11' 1" (3.33m max x 3.38m) Two double glazed windows to the front, radiator, television point.

Bathroom

A stunning bathroom comprising; panelled bath with chrome central mixer tap, thermostatic shower over and fitted screen, low level WC, wash hand basin with chrome central mixer tap and drawers under, chrome heated ladder style towel rail, electric shaver point.

Outside

Adjacent to the rear of the property there is an patio area with steps to the main area of garden which is mainly laid with artificial grass, decking area ideal for table and chairs, outside water tap, timber framed shed, gated side access.

To the front there is a small area of garden and a paved driveway providing off road parking.

There is also visitors parking in the close.

NB

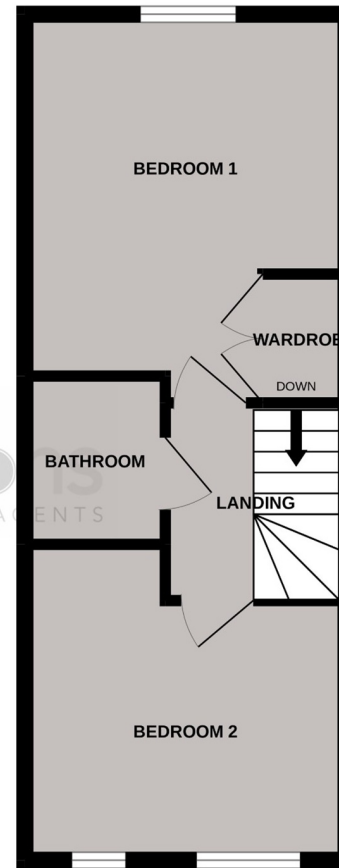
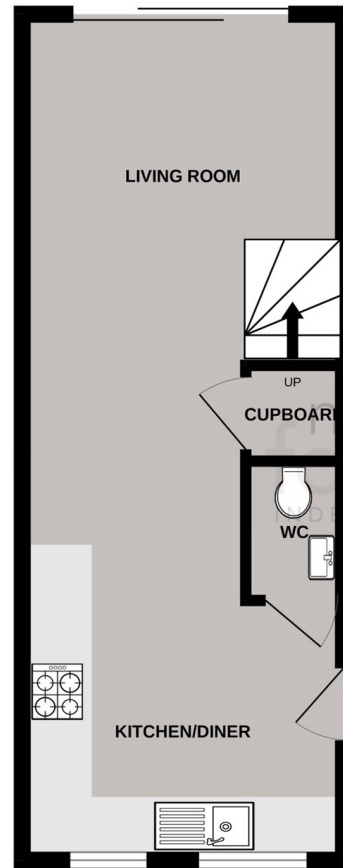
There is a service charge of £250 per annum for upkeep of the road and there is also a residents association.



FLOORPLAN

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
<i>Very energy efficient - lower running costs</i>			
(92-100)	A		96
(81-91)	B	82	
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC	

