

Abbott & Abbott

Estate Agents, Valuers and Lettings



42 The Sackville De La Warr Parade, Bexhill-On-Sea, TN40 1LS

£139,950





42 The Sackville De La Warr Parade

Bexhill-On-Sea, TN40 1LS

- Beautifully presented second floor retirement flat in landmark seafront building
- Good size bedroom
- Electric heating and uPVC double glazing
- Specifically for the over-50's
- Open-plan lounge/kitchen with sea views and integrated appliances
- Shower room with contemporary suite
- Many excellent communal facilities including an impressive resident's lounge & concierge
- No onward chain

Abbott and Abbott Estate Agents are delighted to offer for sale this beautifully presented second floor flat, specifically for the over-50's, situated in this landmark Grade II listed building on Bexhill seafront, with lovely, far-reaching views of the sea from the lounge. A former show flat for the development, the property is approached by wide, carpeted hallways and staircase, and two lifts, and offers bright, attractive accommodation which includes a double aspect open-plan lounge/kitchen - the kitchen area with integrated appliances, a good size bedroom and shower room with a white contemporary suite. Electric heating is installed and there are uPVC double glazed windows. The block has many excellent communal features including a large, impressive resident's lounge, a resident concierge backed by a 24-hour care line system, on-site laundrette, restaurant and bar and entryphone system.

The block is well situated on the seafront, within easy reach of the main town centre shopping streets, the De la Warr Pavilion and the railway station.



Communal Entrance Hall/Resident's Lounge

Entrance Hall

Open-Plan Kitchen/Living Room

16'4 max x 10'10 max (4.98m max x 3.30m max)

Bedroom

16'4 x 10'10 (4.98m x 3.30m)

Shower Room

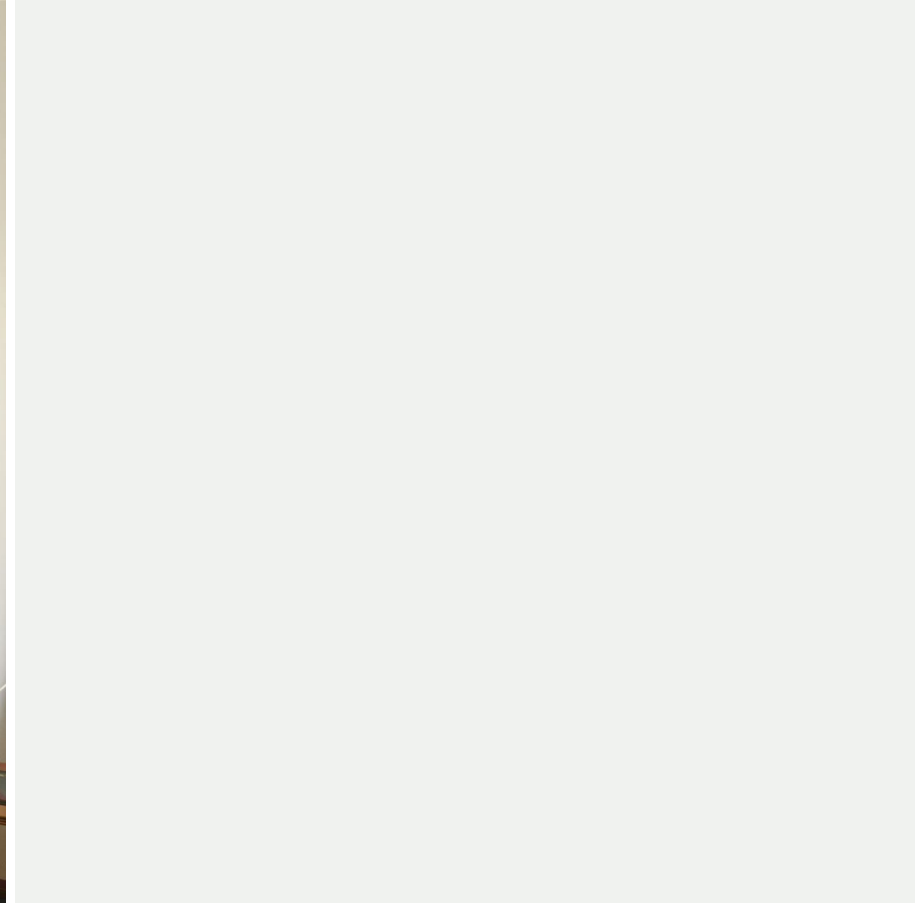
Block Facilities

Lease: 189 years from Sept 1989

Ground Rent & Maintenance: Currently £4150 pa

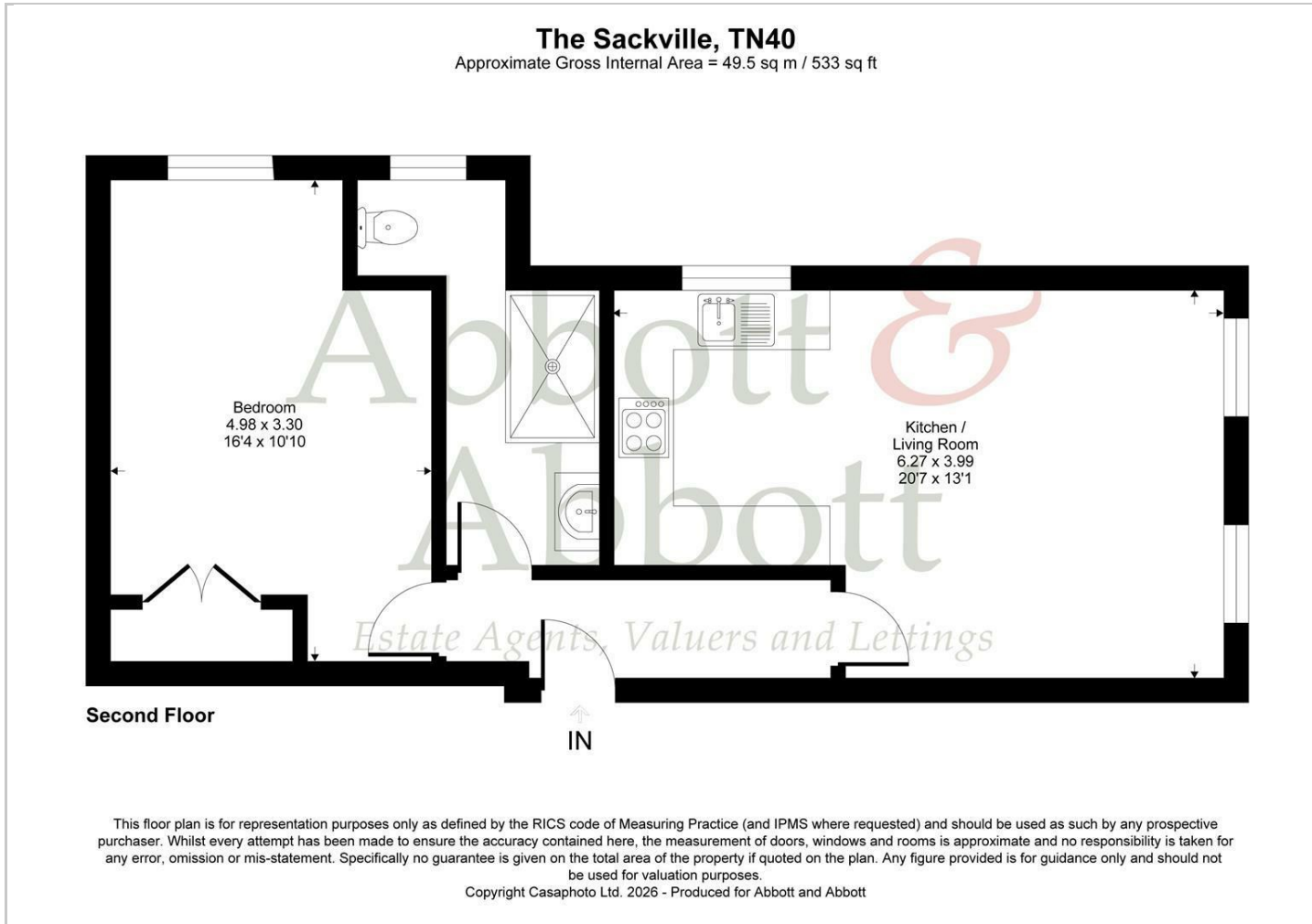
Council Tax Band: A (Rother District Council)

EPC Rating: E





Floor Plans



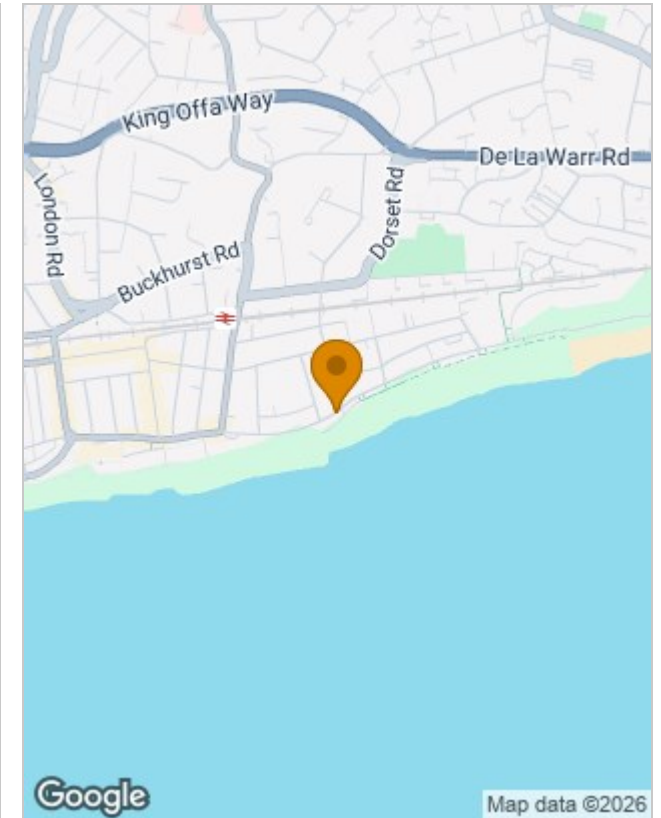
Viewing

Please contact our Sales Office on 01424 212233 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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Location Map



Energy Performance Graph

