

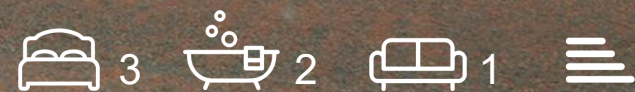
# Abbott & Abbott

Estate Agents, Valuers and Lettings



The Landmark Egerton Road, Bexhill-On-Sea, TN39 3HH

Asking Price £200,000





# The Landmark Egerton Road

Bexhill-On-Sea, TN39 3HH

- THREE BEDROOM APARTMENT
- 15 FT LIVING ROOM
- FITTED KITCHEN
- NO CHAIN
- TOWN CENTRE LOCATION
- BALCONY WITH SEA VIEWS
- MAIN BATHROOM AND EN SUITE TO MASTER BEDROOM
- UNDERGROUND CAR PARK
- ADJACENT SEAFRONT
- VIEWING ADVISED

Situated within the popular Landmark development, this well-presented apartment in offers stylish coastal living just moments from the seafront in Bexhill-on-Sea.

The property boasts a bright and spacious living area, designed to maximise natural light and provide an inviting space for both relaxing and entertaining. Large doors provide access out to a balcony enjoying sea views, while the contemporary kitchen is fitted with a range of modern units and integrated appliances, combining practicality with sleek design.

The three bedrooms are generously sized, complemented by a well-appointed bathroom finished to a high standard. The master bedroom enjoys an en-suite shower room.

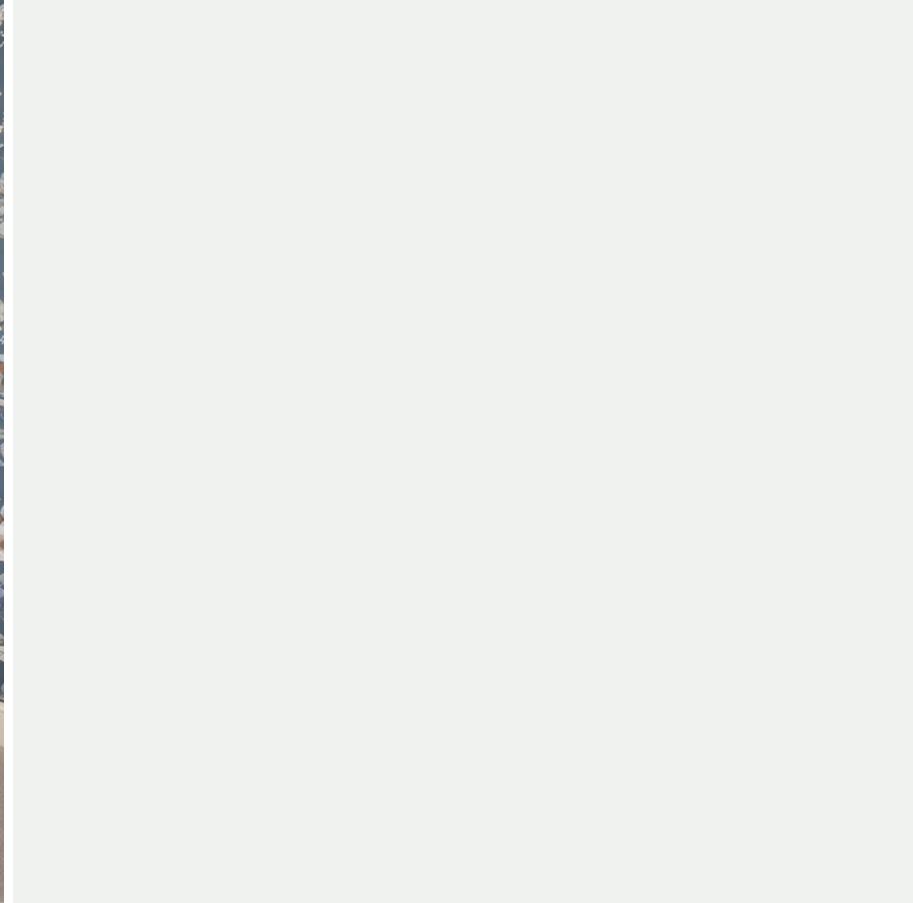
Residents of The Landmark benefit from a well-maintained building with secure entry and passenger lift to all floors. There is also a car lift down to the multi-storey, underground carpark with allocated parking bays for each property.

Located in the heart of Bexhill-on-Sea, the apartment is conveniently positioned for local shops, cafés, and transport links, as well as the iconic promenade and beach, all within easy walking distance. A fantastic opportunity to acquire a modern seaside home in a prime and convenient location.



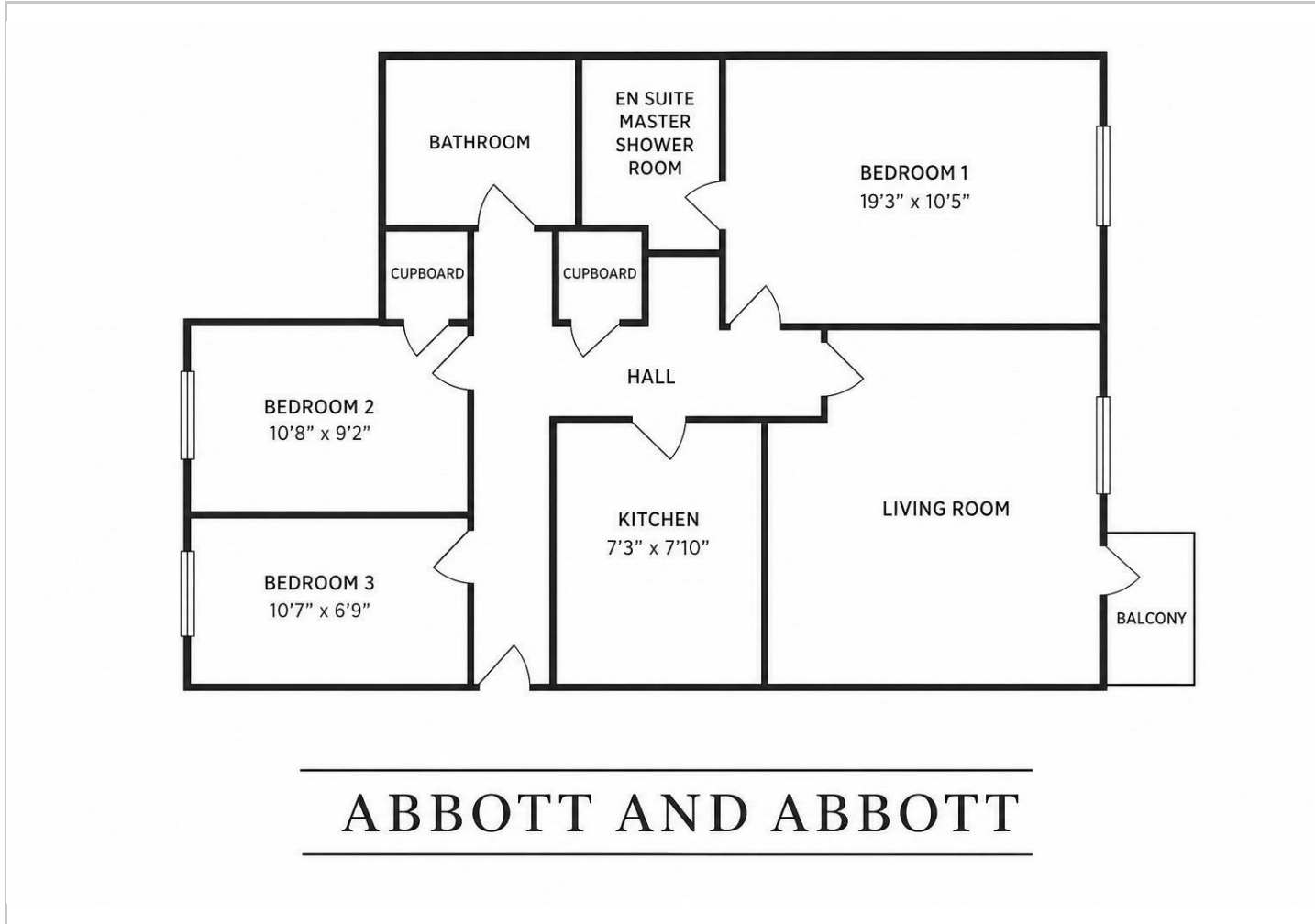
<b>Living Room</b>	14'11" x 13'0" (4.55 x 3.98)
<b>Kitchen</b>	7'3" x 7'10" (2.20 x 2.40)
<b>Balcony</b>	
<b>Bedroom 1</b>	19'3" max x 10'5" (5.88 max x 3.18)
<b>Bedroom 1 En-suite</b>	5'4" x 5'10" (1.62 x 1.79)
<b>Bedroom 2</b>	10'8" x 9'2" (3.24 x 2.80)
<b>Bedroom 3</b>	10'7" x 6'9" (3.23 x 2.06)
<b>Family Bathroom</b>	6'5" x 6'8" (1.95 x 2.03)
<b>Underground Carpark</b>	







## Floor Plans



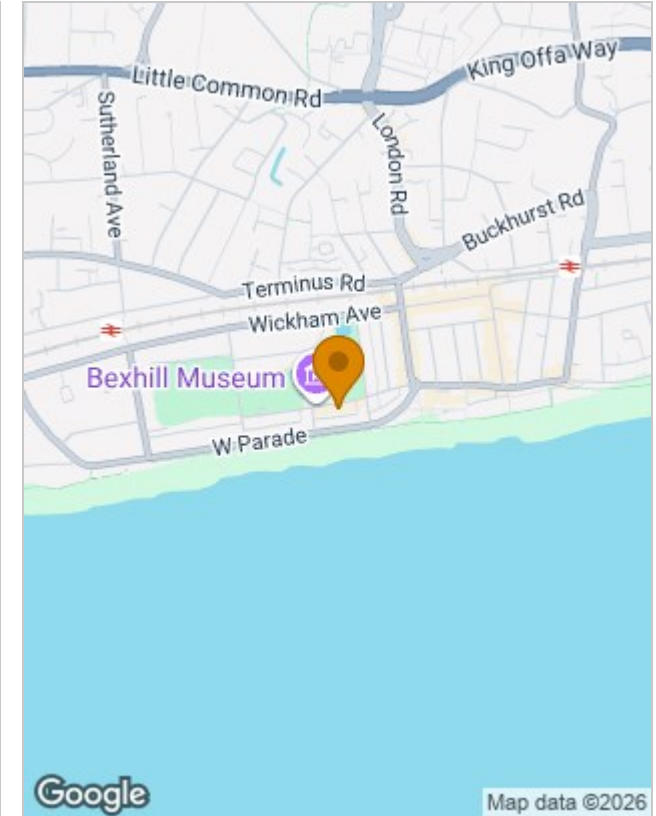
## Viewing

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

