

# Abbott & Abbott

Estate Agents, Valuers and Lettings

22 Glebe Close, Bexhill, TN39 3UY

Asking Price £365,000









# 22 Glebe Close

Bexhill, TN39 3UY

- Excellent Semi-detached house in quiet cul-de-sac near Little Common shops
- Good size lounge/dining room
- Contemporary shower room
- Integral garage
- Three bedrooms
- Kitchen with built-in oven & hob
- Easily maintained gardens
- No onward chain

Abbott & Abbott Estate Agents offer for sale, with no onward chain, this modern semi-detached (end terrace) house, situated in a quiet cul-de-sac off Ashcombe Drive, within very easy reach of Little Common shops and services. Built around 1980, the property provides well proportioned accommodation which includes three bedrooms, a good size lounge/dining room overlooking the rear garden, kitchen with integrated appliances and a contemporary shower room. Outside, there are easily maintained gardens and an integral garage. Gas central heating is installed and there are uPVC double glazed windows and exterior doors.

The property is well placed, just a few hundred yards from Little Common shops and services, including doctor's surgery, well regarded primary school and buses. Cooden Beach railway station, golf course and seafront are just over half a mile, with Bexhill town centre about two miles.



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## Enclosed Entrance Porch

## Entrance Hall

## Cloakroom

## Lounge/Dining Room

19'8 max x 13'9 max (5.99m max x 4.19m max)

## Kitchen

9'10 x 7'10 (3.00m x 2.39m)

## First Floor Landing

## Bedroom One

13'9 x 10'10 (4.19m x 3.30m)

## Bedroom Two

13'1 x 10'6 (3.99m x 3.20m)

## Bedroom Three

10'10 x 8'6 (3.30m x 2.59m)

## Shower Room

## Outside

## Integral Garage

17'5 x 8'2 (5.31m x 2.49m)



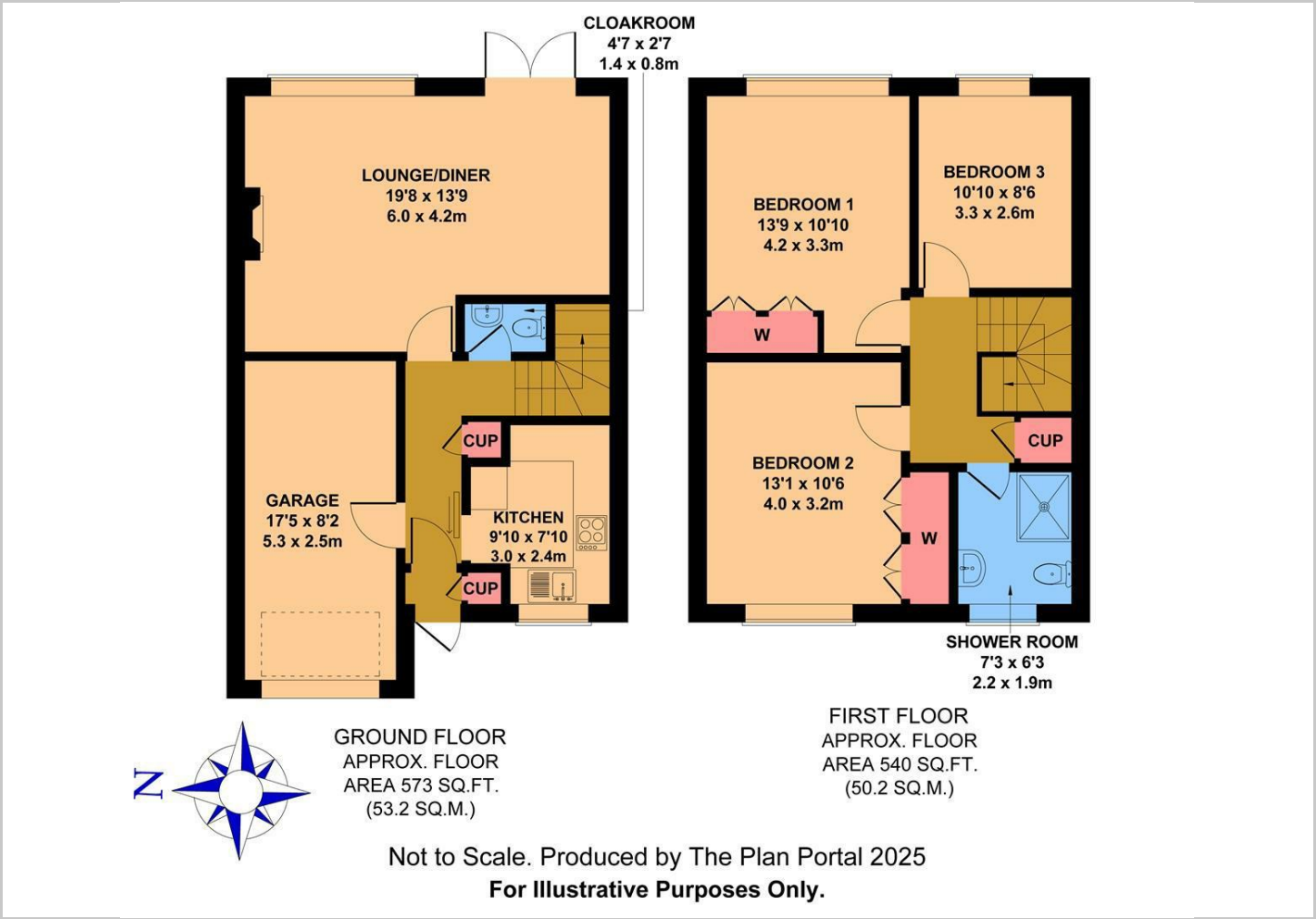


**Easily Maintained Gardens**  
**Council Tax Band - D (Rother District Council)**





Floor Plans



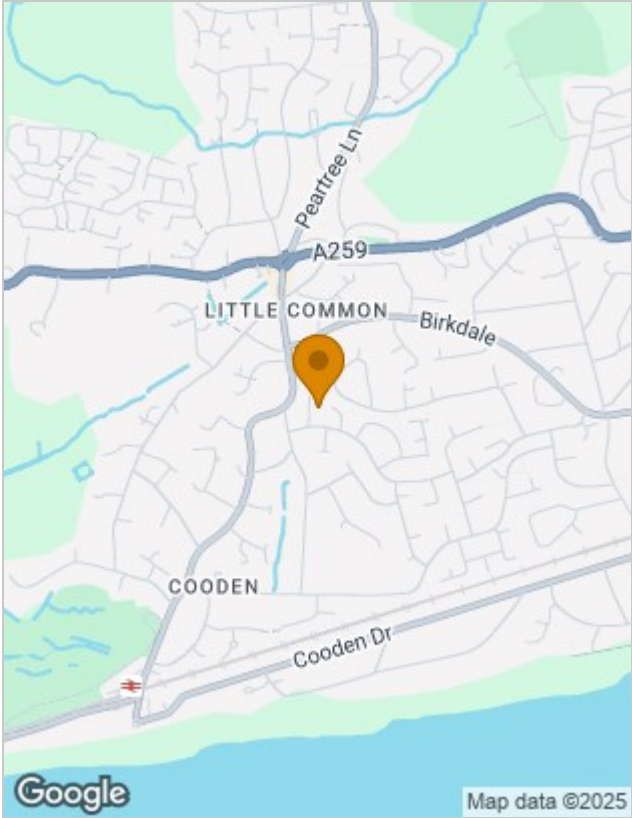
Viewing

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

