



8 Winceby Close, Bexhill-on-Sea, TN39 3EF

£855,000





£855,000

# 8 Winceby Close

Bexhill-on-Sea, TN39 3EF

- Delightful and well presented detached bungalow in exclusive cul-de-sac
- Superb 28'8" lounge/dining room
- Contemporary wet room
- Double garage
- Only a few hundred yards from the beach
- Three bedrooms - one with en suite and all with wardrobes
- Large kitchen/breakfast room with integrated appliances
- Lovely 18'9" conservatory with bi-fold doors onto rear garden
- Pretty gardens
- Rarely available and highly recommended

Abbott & Abbott Estate Agents offer for sale this delightful and well presented detached bungalow of highly distinctive design, situated in an exclusive cul-de-sac off South Cliff, just a few hundred yards from the beach and within easy reach of the town centre. Built in the early 1990's by local builders of quality, Freshfield Properties, the property offers bright, well-planned accommodation which includes three bedrooms - one with en suite shower and all with built-in wardrobes, a superb 28'8" lounge/dining room overlooking the rear garden, an 18'9" conservatory with bi-fold doors opening onto the rear garden, a large kitchen/breakfast room with integrated appliances, and a further wet room with contemporary suite. Outside, there is a double garage and pretty gardens.

The property is situated in a choice location, approximately midway (1 mile) between the town centre and Cooden Beach railway station and golf course.

This is a much favoured and sought-after close where properties are rarely available. Viewing is highly recommended.



## Covered Entrance Porch

## L-Shaped Entrance Hall

**Lounge/Dining Room** 28'8" x 13'9" (8.74m x 4.19m)

**uPVC Double Glazed Conservatory**  
18'9" x 12' (5.72m x 3.66m)

**Kitchen/Breakfast Room** 16' x 11'3" (4.88m x 3.43m)

**Bedroom One**  
13'7" plus long recess x 11'8" (4.14m plus long recess x 3.56m)

## En Suite Shower

**Bedroom Two**  
11'8" x 11'7" plus door recess (3.56m x 3.53m plus door recess)

**Bedroom Three** 11'7" x 9'7" (3.53m x 2.92m)

## Wet Room





**Outside**

**Double Garage** 17'6 x 15' wide (5.33m x 4.57m wide)

**Gardens**





Floor Plans

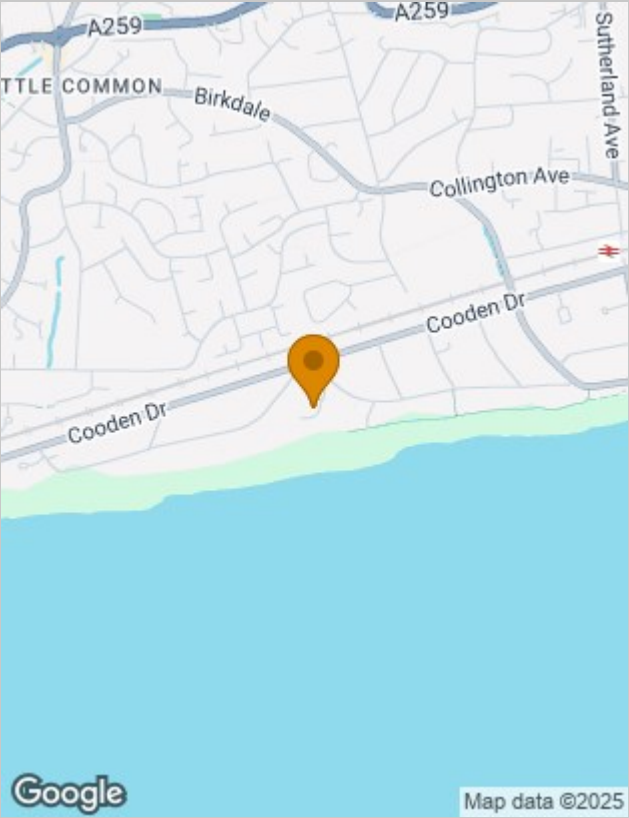


Viewing

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.

Location Map



Energy Performance Graph

