

**Abbott &
Abbott**
Estate Agents, Valuers and Lettings



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FOR SALE
01424 212233
www.abbottandabbott.co.uk

7 Thornbank Crescent, Bexhill-On-Sea, TN39 3ND

£550,000





£550,000

7 Thornbank Crescent

Bexhill-On-Sea, TN39 3ND

- Exceptionally spacious detached bungalow in favoured cul-de-sac in West Bexhill
- Two reception rooms - including large double aspect living room
- Spacious shower room with modern suite and WC
- Large detached garage
- Convenient for local shops and buses - about a mile from town centre
- Three good bedrooms - with en suite shower to main bedroom
- Kitchen with appliances
- Cloakroom with WC
- Pretty gardens
- No onward chain

Abbott and Abbott Estate Agents offer for sale, with no onward chain, an exceptionally spacious detached bungalow, situated in a tucked-away position at the end of a quiet cul-de-sac off Collington Avenue, within easy reach of shops, buses and railway station. Built in the early 1970's by local builders, R A Larkin, the bungalow provides three excellent bedrooms - with an en suite shower to the main bedroom, two good reception rooms including a large double aspect living room, kitchen with integrated appliances, a spacious shower room with WC, and a further separate WC. There is also an extensive loft area providing potential for conversion for further accommodation (subject to consents). Outside, there are pretty gardens and a large detached garage. Gas central heating is installed and there are uPVC double glazed windows and exterior doors.

The property is situated in an excellent and convenient position, within easy reach of local shops and buses in Collington Avenue, walks in Collington Woods and Collington Halt railway station. The town centre is about a mile distant with the seafront at West Parade about half a mile.



Long Entrance Hall 29'5 x 6' max (8.97m x 1.83m max)

Cloakroom

Double Aspect Living Room
17' max x 16'8 max (5.18m max x 5.08m max)

South-Facing Dining Room
12'3 x 11'11 (3.73m x 3.63m)

Kitchen 14'4 x 10' (4.37m x 3.05m)

Bedroom One 16' x 12' (4.88m x 3.66m)

En Suite Shower

Bedroom Two 12'1 x 12'1 (3.68m x 3.68m)

Bedroom Three
10'6 max x 9'11 max (3.20m max x 3.02m max)

Spacious Shower Room 10' x 6'6 (3.05m x 1.98m)

Large Detached Garage 14' x 13'6 (4.27m x 4.11m)



Pretty Gardens

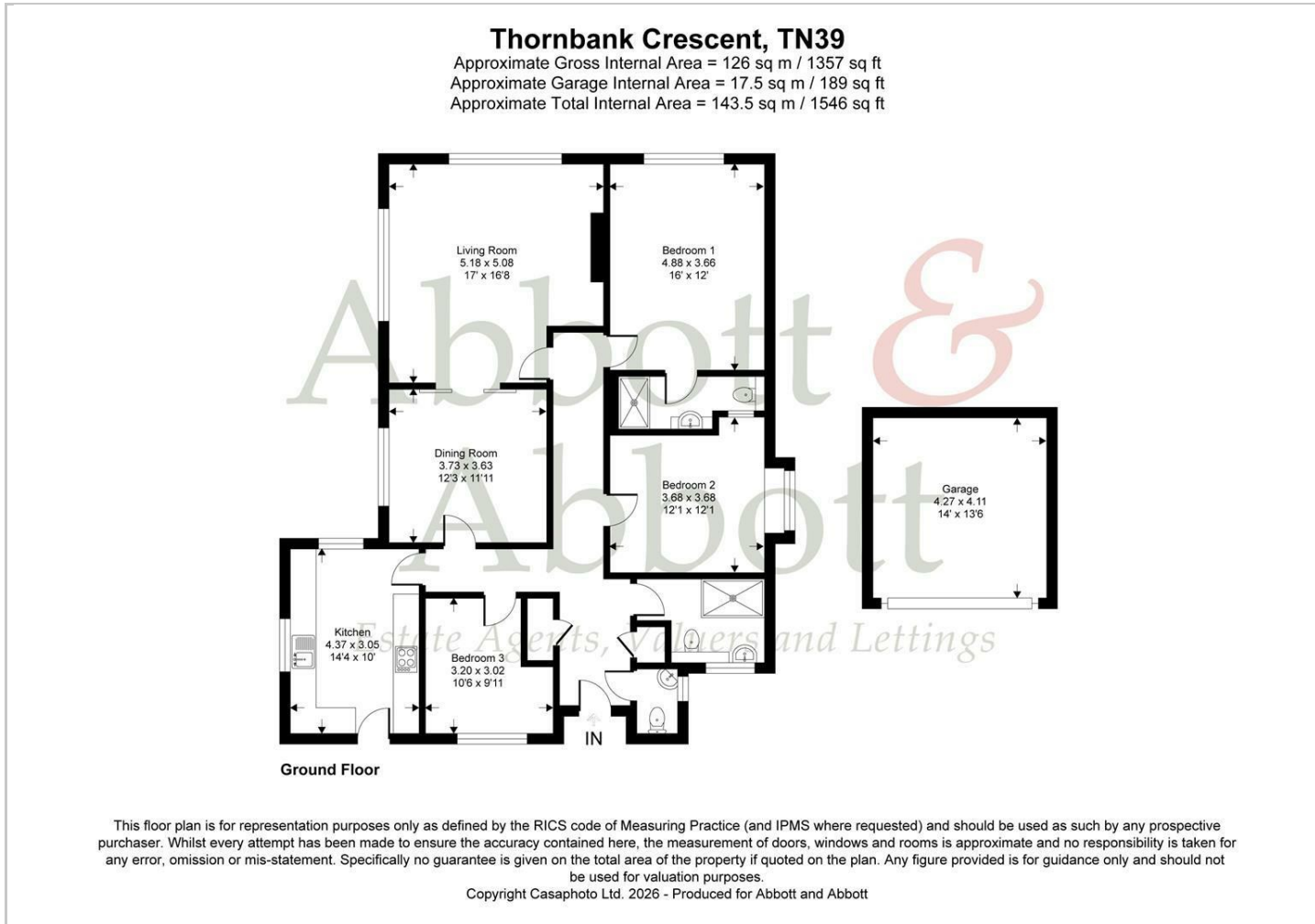
Council Tax Band: E (Rother District Council)

EPC Rating: C





Floor Plans



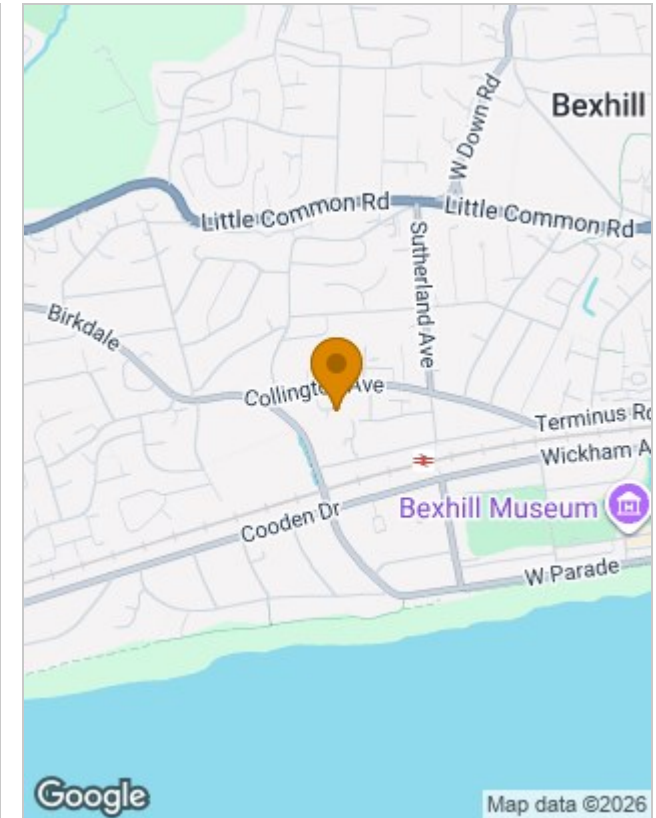
Viewing

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

