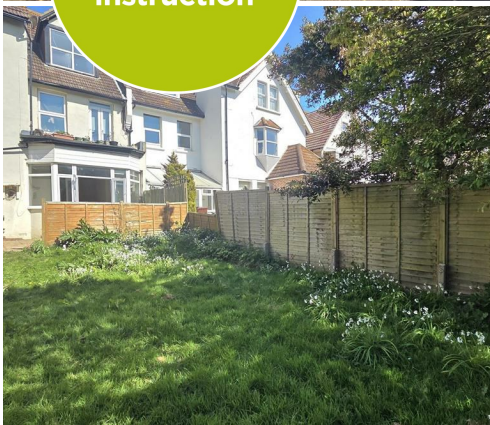




**HOME + CASTLE**  
ESTATE AGENTS

Home and Castle Estate Agents  
4 Millfields, Station Rd, Polegate BN26 6AS  
**Tel: 01323 481922**  
Email: [info@hcsussex.co.uk](mailto:info@hcsussex.co.uk)  
[hcsussex.co.uk](http://hcsussex.co.uk)



## Middlesex Road, Bexhill-On-Sea, TN40

| Flat - Conversion | 1 Bedrooms

A ground floor apartment that has direct access to a private rear garden that is south westerly facing. The accommodation has well proportioned rooms that has lovely character features including high ceilings, picture rails and large windows. There's a newly installed kitchen, living room, spacious bedroom and shower room. The apartment is perfectly located just moments away from Bexhill's seafront, town centre and train station.

**FOR SALE**

**£850**

### **Location**

A perfectly positioned apartment within walking distance of Bexhill's seafront, train station and town centre. The historic De La Warr Pavilion is also within close proximity.

### **Entrance Hall**

The private entrance door opens into the entrance vestibule which has decorative floor tiling. The inner hall has a storage cupboard, carpet and lighting.

### **Bedroom 18'8" x 14'5" maximum of (5.7 x 4.4 maximum of)**

Large double glazed windows to the front aspect. High ceiling, cornice, picture rails, carpet, radiator, ceiling light and powerpoints. Storage with hanging rails and shelving.

### **Wet Room 8'8" x 6'2" (2.65 x 1.9)**

An adapted wet room with electric shower that has vinyl flooring and tiled walls. Toilet and pedestal basin. Ceiling light and radiator.

### **Living Room 25'7" x 9'10" maximum of (7.8 x 3 maximum of)**

A spacious room which has French doors that lead out to the rear garden. Ornate fireplace with marble surround and tiled insert. Double glazed windows, ceiling lights, radiators and powerpoints.

### **Kitchen 14'1" x 6'0" (4.3 x 1.85)**

A newly installed kitchen with white gloss wall and floor units and wood effect worktop. Eye level electric oven and ceramic hob. Under counter fridge. Double glazed window with views over the rear garden, vinyl flooring, powerpoints and ceiling light. Cupboard housing boiler.

### **Rear Garden**

The private rear garden is south westerly facing and has a patio area as well as lawn. There's also an array of plants and mature shrubs.

### **Additional Information**

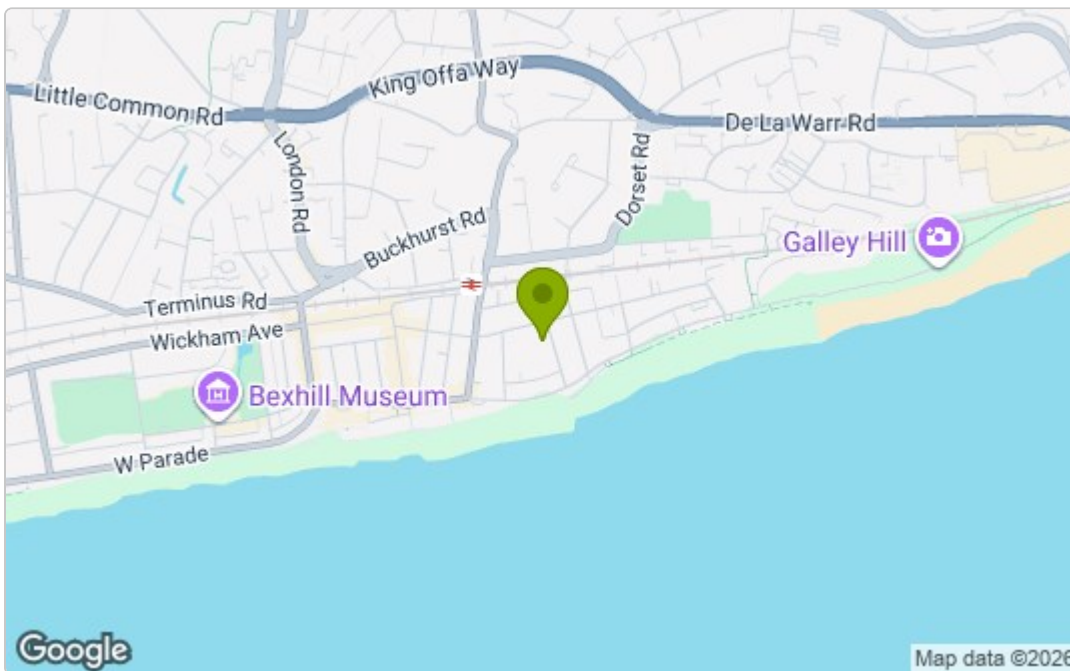
EPC Rating: C

Council Tax Band: A

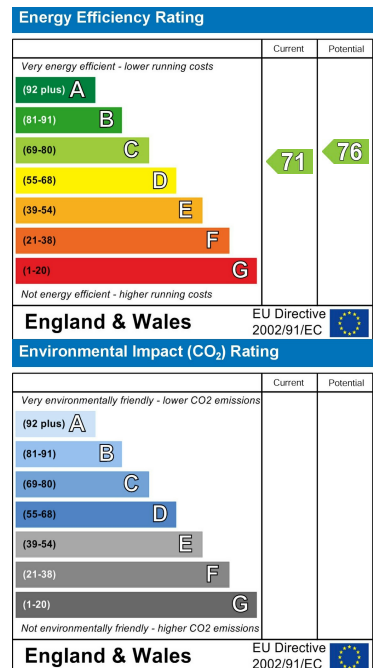
All dimensions supplied are approximate and to be used for guidance purposes only. They do not form part of any contract. No systems or appliances have been tested. Kitchen appliances shown on the floor plan are for illustration purposes only and are only included if integrated, built-in, or specifically stated.

# Floor Plan

## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.