



OAKFIELD



St. Marys Lane, Bexhill-On-Sea

Price Guide £570,000



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SUMMARY

Price Reduced Offers Over £650,000 Welcome!

Nestled on the outskirts of Bexhill and accessed via a long, winding driveway, this beautifully presented four-bedroom detached farmhouse offers privacy, seclusion, and versatile living ideal for family life.

Approached through gated access off the sought-after St Mary's Lane, the property is set within a peaceful and rural setting while still being conveniently located.

The farmhouse features a welcoming and spacious entrance hall with ample built-in storage. Double doors lead into a generous yet cosy living room, complete with an impressive inglenook-style fireplace the perfect focal point for family gatherings or relaxed evenings.

The heart of the home is a modern kitchen/breakfast room, with direct access to the front of the property, offering both functionality and charm. Additional ground floor accommodation includes a bedroom and a contemporary bathroom.

Upstairs, the home offers three well-proportioned bedrooms, each offering plenty of space and natural light. The layout is flexible and ideal for growing families or those seeking a work-from-home setup.



Surrounded by countryside and set well back from the road, this characterful farmhouse offers a rare combination of rural charm, modern living, and complete privacy.

Additional benefits include: bespoke triple glazing, underfloor heating downstairs, individual room climate control and hot tub in the bathroom.



Living Room

17'9 x 9'9

Dining Room

12'3 x 10'1

Bedroom

12'3 x 9'9

Bedroom

9'8 x 7'7

Bedroom

12'3 x 10'10

Bedroom/Study

5'9 x 5'8

Bathroom

7'0 x 5'6

Council Tax Band - F £3,524 per annum

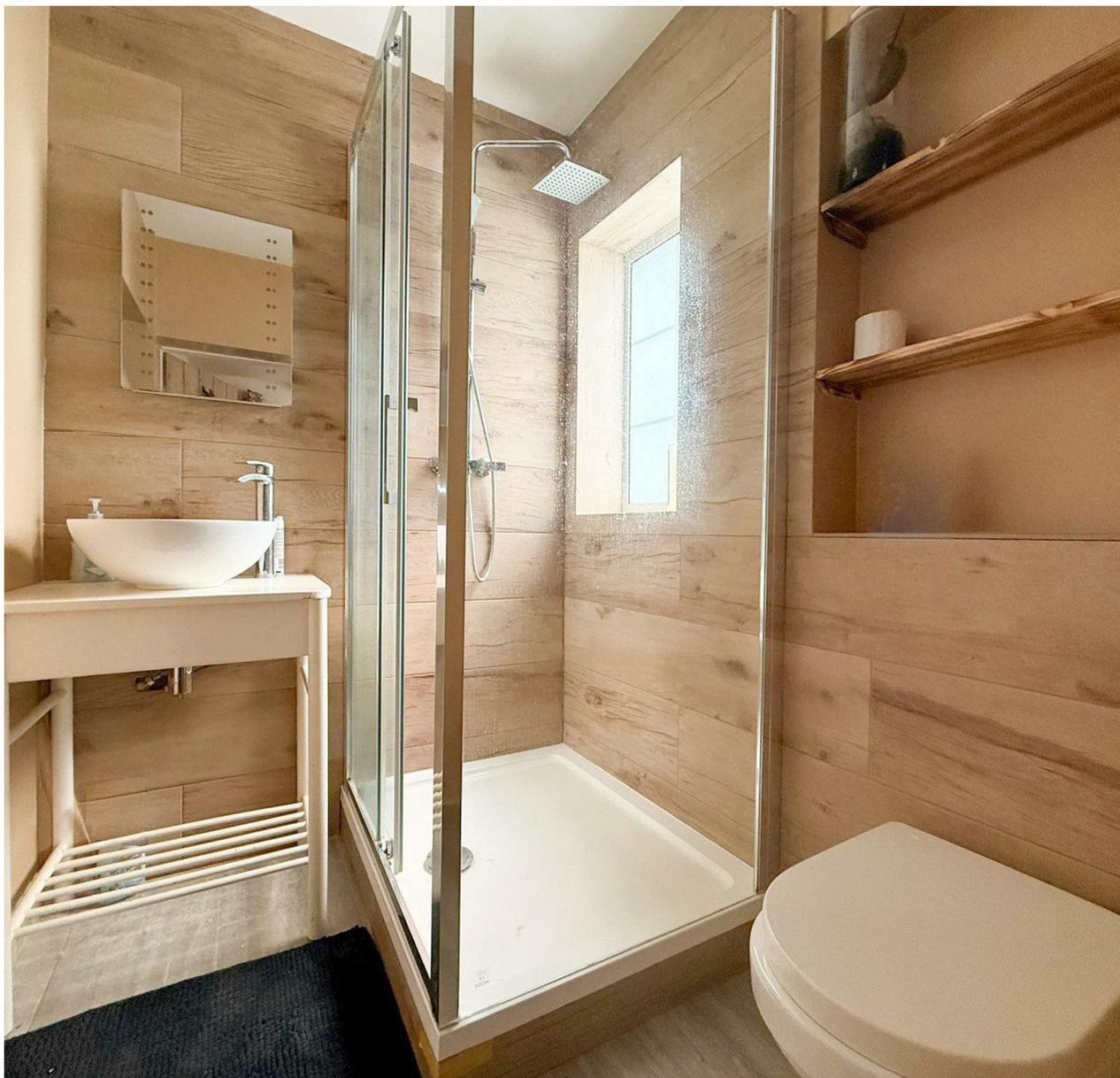












INFORMATION

Tenure

Freehold

Local Authority

Rother District Council

Council Tax Band

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Opening Hours

Monday to Friday	9.00am - 5.30pm
Saturday	9.00am - 4.00pm

Viewings

Please contact us on 01424 224700 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Floorplan

Energy Efficiency Graph



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		94
(81-91)	B		
(69-80)	C	69	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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