

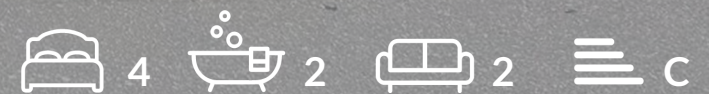


OAKFIELD



Cooden Drive, Bexhill-On-Sea TN39 3AH

Price Guide £600,000



## Cooden Drive, Bexhill-On-Sea TN39 3AH

GUIDE PRICE - £600,000 - £625,000

Spacious 4-Bedroom Larkin-Built Detached Home

A rare opportunity to own this spacious and character-filled four-bedroom detached home, built by the renowned Larkin builders.

Ideally located just a short stroll from the beach and railway station, this property offers generous living space, original features, and fantastic potential for a growing family.

Inside, you're welcomed by a good-sized hallway with original features. The large lounge is warm and inviting, featuring a beautiful brick-built fireplace with a wood-burning stove a perfect focal point for cosy evenings.

At the heart of the home is a large, functional kitchen complete with an island, offering excellent workspace and storage. This space flows into a light-filled dining area with bifolding doors that open out to the garden.

There is also a charming additional area that could easily serve as a second dining space, snug, or reading nook, making it a truly versatile hub of the home.

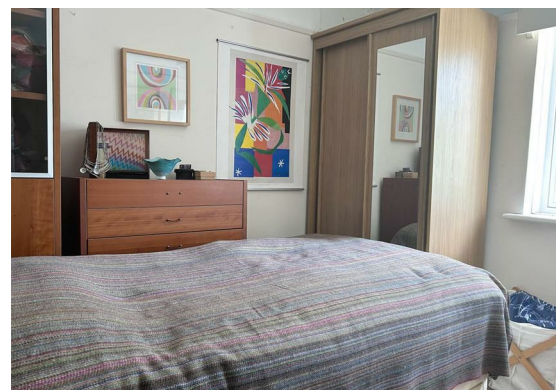
The ground floor also includes a guest bedroom with direct access to a modern shower room and a sauna, plus a separate WC for added convenience.

Upstairs, you'll find a large main bedroom and three well-proportioned bedrooms and a good-sized family bathroom. A partially floored loft offers further storage or creative potential.

Outside, the rear garden is wild yet pretty, with a peaceful, natural feel. It features a summer house, bike shed, small pond, and side access to the front perfect for outdoor relaxation or hobbies.

Set back from the road, the home benefits from a driveway, carport, and garage (housing the gas boiler), providing ample off-street parking and storage.





### Living Room

14'6 x 13'0 (4.42m x 3.96m)

### Kitchen

12'10 x 11'1 (3.91m x 3.38m)

### Guest Room

11'5 x 11'3 (3.48m x 3.43m)

### Bedroom 1

12'11 x 12'3 (3.94m x 3.73m)

### Bedroom 2

12'5 x 10'0 (3.78m x 3.05m)

### Bedroom 3

9'10 x 9'2 (3.00m x 2.79m)

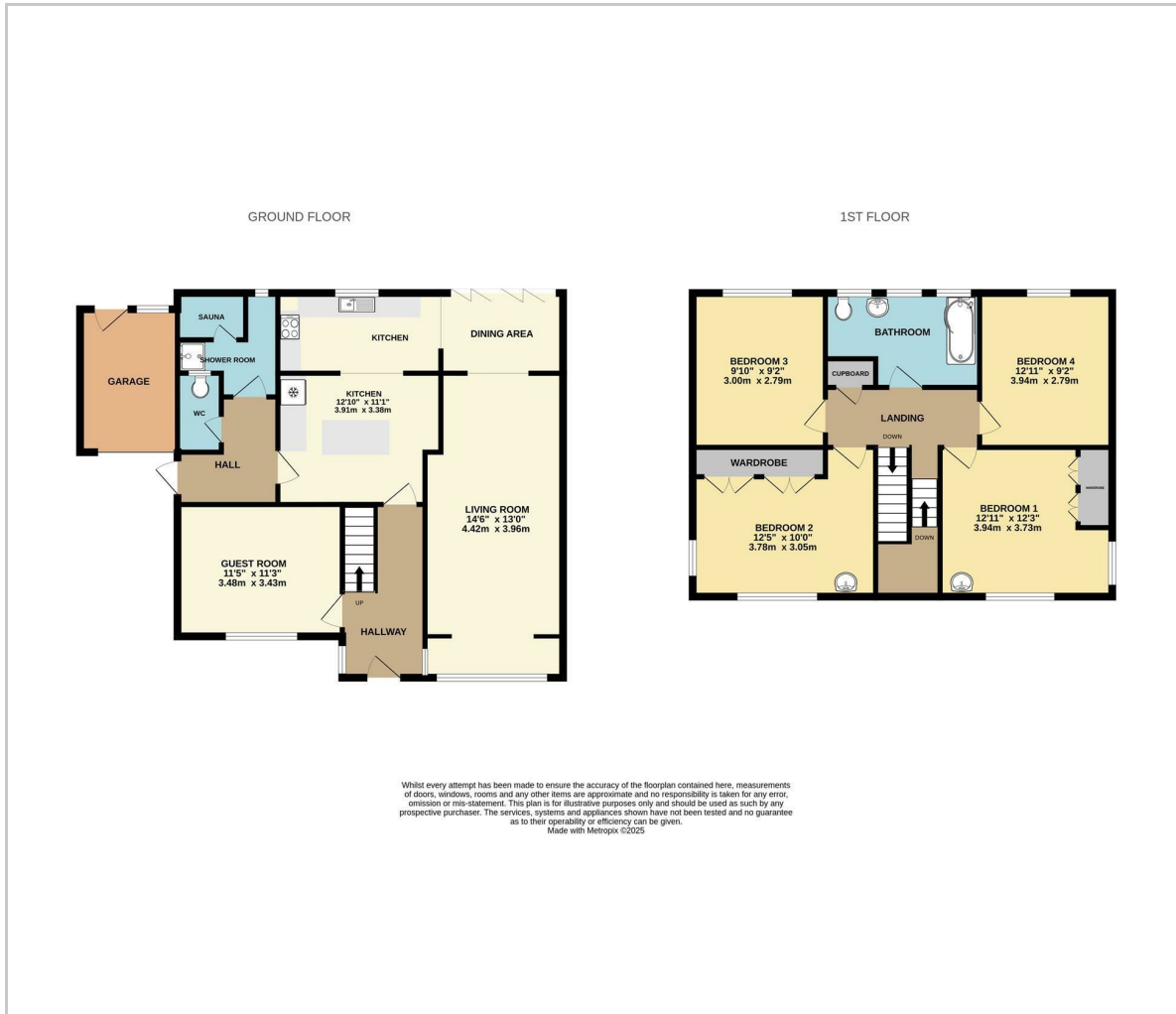
### Bedroom 4

12'11 x 9'2 (3.94m x 2.79m)

Council Tax Band - E £3,130 per annum



## Floor Plan



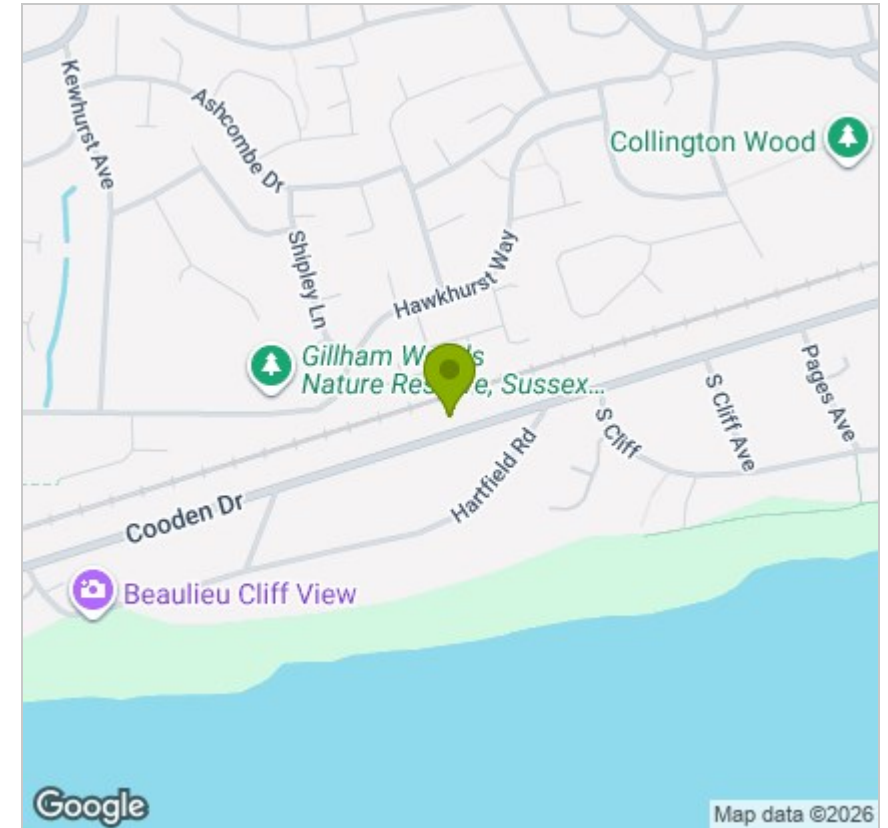
## Viewing

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

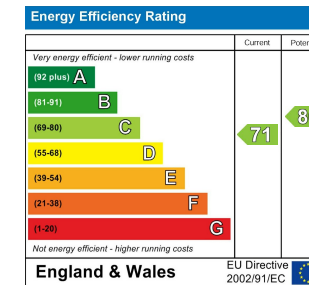
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## Area Map



## Energy Efficiency Graph



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