



OAKFIELD



Cooden Drive, Bexhill On Sea, TN39

Asking Price £275,000





## Cooden Drive, Bexhill On Sea, TN39

Immaculate two bedroom first floor flat located on Cooden Drive. This sought after block is within walking distance to the seafront, town centre with all of its local amenities and Collington train station.

This property benefits from an entrance lobby with ample storage cupboards, large living room with a private south facing balcony. Modern fitted kitchen with matching wall and base units and integrated appliances. Fitted shower room with a walk in shower cubicle, wash hand basin, WC and vanity unit. Two double bedrooms. Internally the property benefits from electric heating and double glazing and is accessed via entry phone system.

Externally the property comes with residential parking and a garage en-bloc. The communal area's and grounds are also very well maintained and kept tidy.

This property is being sold CHAIN FREE!







### Living Room

20'8 x 10'8 (6.30m x 3.25m)

### Kitchen

13'11 x 6'11 (4.24m x 2.11m)

### Bedroom 1

13'8 x 10'9 (4.17m x 3.28m)

### Bedroom 2

13'9 x 6'11 (4.19m x 2.11m)

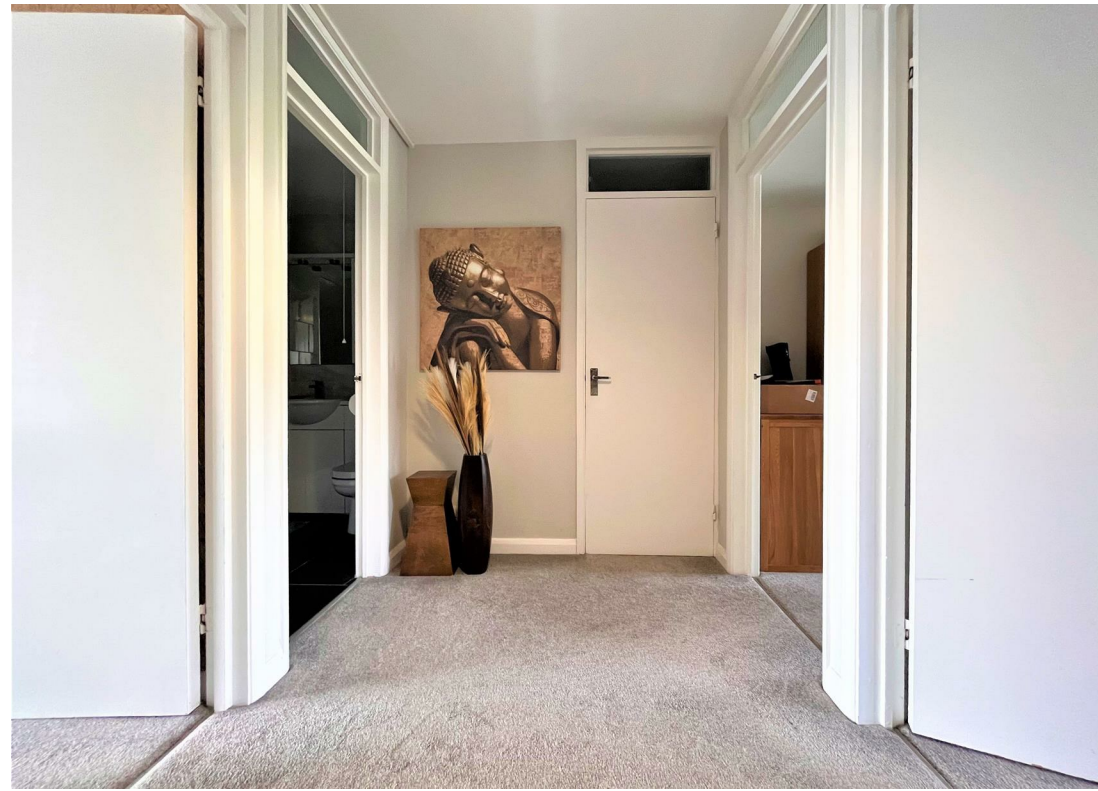
### Shower Room

9'6 x 6'4 (2.90m x 1.93m)

### Council Tax Band - C

### Lease information

The seller advises that the property is offered as share of freehold and has approximately 995 years remaining on the lease. The service charge is 459.28 + £125 service reserve fund contribution total £584.28 per quarterly. The agent has not had sight of conformation documents and therefore the buyer is advised to obtain verification from their solicitor or surveyor.





Floor Plan



Viewing

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

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

Area Map



Energy Efficiency Graph

