



OAKFIELD



Terminus Avenue, Bexhill, TN39 3LY

Price Guide £299,950



## Terminus Avenue, Bexhill, TN39 3LY

Located in the highly desirable Collington area of West Bexhill, this impressive first-floor apartment forms part of a converted building and offers generous, well-balanced accommodation throughout.

Accessed via its own private entrance, the property is filled with natural light and enjoys a pleasant sense of space. The main living area is a bright open-plan lounge and dining room, featuring a focal fireplace and double doors that lead directly onto a south-facing balcony, ideal for enjoying the sun throughout the day.

The fitted kitchen is dual aspect, allowing for excellent natural light, and is fitted with a range of matching wall and base units, an integrated oven and hob, and space for further appliances along with room for a small dining set.

The apartment offers three well-proportioned double bedrooms, making it suitable for families, guests or those needing flexible space for home working. The accommodation is further enhanced by a spacious four-piece bathroom suite and the convenience of a separate cloakroom.

Additional benefits include a share of freehold and no onward chain, adding to the appeal for buyers looking for a straightforward move.

Early viewing is strongly advised to fully appreciate the size, layout and highly regarded location this property has to offer.





### Living Room

15'5" x 14'11" (4.70m x 4.55m)

### Dining Room

14'11" x 11'11" (4.55m x 3.63m)

### Kitchen/Diner

14'0" x 13'3" (4.27m x 4.04m)

### Bedroom

14'11" x 12'0" (4.55m x 3.66m)

### Bedroom

15'3" x 14'5" (4.65m x 4.39m)

### Bedroom

15'3" x 9'1" (4.65m x 2.77m)

### Bathroom

7'7" x 6'3" (2.31m x 1.91m)

### WC

**Council Tax Band C - £2,400.84 Per Annum**

### Lease Information

The seller advises that the property is offered as share of freehold and has a lease term of 999 years from December 1993. There is no ground rent but a maintenance charge to be paid as and when required. The agent has not had sight of confirmation documents and therefore the buyer is advised to obtain verification from their solicitor or surveyor.



## Floor Plan

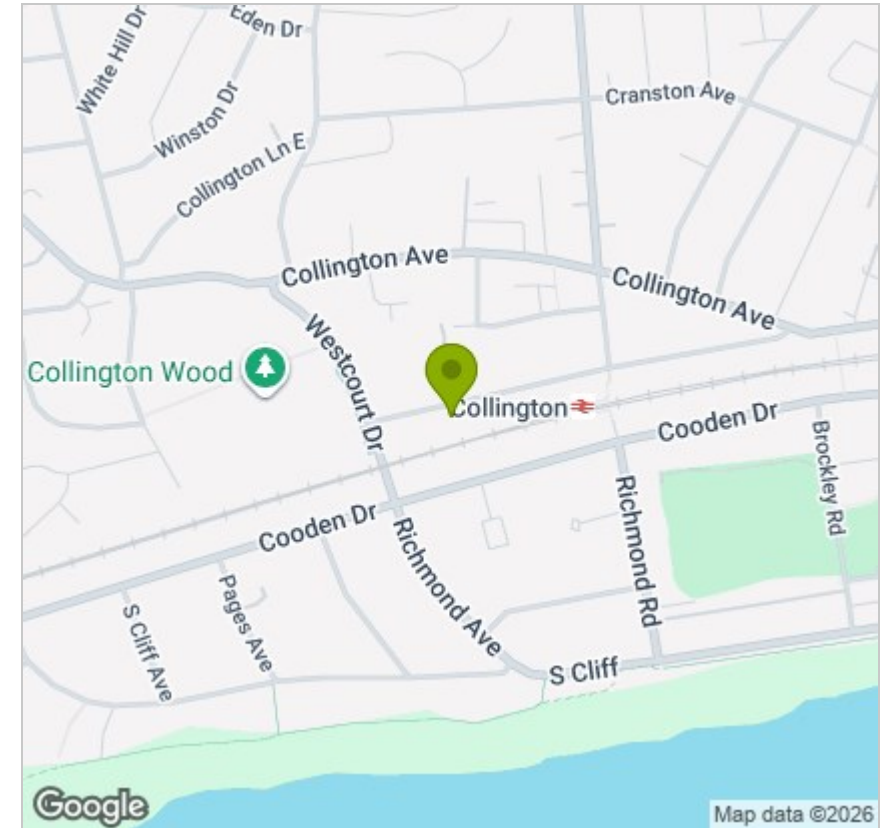


## Viewing

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

## Area Map



## Energy Efficiency Graph

