



**BRIAN
HAZELL**
& PARTNERS

49 Marina, Bexhill On Sea
E Sussex, TN40 1BQ
Telephone: 01424 225555
Fax: 01424 213336
Email: info@brianhazell.co.uk
www.brianhazell.co.uk



Flat 7, South Park Park Road, Bexhill-on-Sea, East Sussex TN39 3HZ

£1,100 PCM

A well presented two bedroom third floor balcony flat in small block with lift and reserved parking bay (no commercial vehicles allowed).

The accommodation benefits from living room with access to balcony and sea views, modern kitchen, main bedroom with fitted wardrobes, second single bedroom, modern bathroom/wc, gas central heating, double glazing.

Available December



Well kept Communal Entrance Hall

Lift and stairs to third floor.

Hall

Living Room

20'4" x 13'6"

(Maximum Measurements)

Of irregular shape. Two radiators, television aerial and telephone points, patterned coved ceiling with ceiling rose. Window to side, and sliding double glazed patio doors leading to:-

Balcony

Triangular in shape, with wrought iron balustrade, and with far reaching sea views.

Kitchen

12'2" max. x 6'7"

Fitted with range of matching wall and floor mounted units with laminated work surfaces, inset one and a half bowl single drainer sink unit with mixer tap. hob with electric oven with grill under and concealed extractor fan over. Integrated washing machine, integrated fridge/freezer; cupboard housing wall mounted gas boiler, radiator, double glazed window.

Bedroom 1

13'8" x 8'9" incl. double wardrobe

Built-in double wardrobe cupboard with twin doors, fitted shelves and hanging rail. Double radiator, telephone point, coved ceiling. sling double glazed doors to side with angled sea view and wrought iron railing.

Bedroom2

13'8" max. x 6'11" incl. double wardrobe

Built-in double wardrobe cupboard with fitted shelves and hanging rail. Single radiator, coved ceiling, double glazed window with angled sea view.

Bathroom

White suite comprising: panelled bath with contemporary style mixer tap and shower attachment, pedestal wash hand basin, low level wc, single radiator, shaver light and point, fully tiled walls, double glazed patterned glass window to side.

Outside

Reserved Parking Space

(No commercial vehicles allowed)

Council Tax Band C

Viewing Arrangements: By Prior Appointment Please

While we endeavour to be sure that our particulars are accurate they do not form part of any contract, and if any matter set out within them is of particular concern please contact us and we will check the information for you.

