



West Parade
Bexhill-On-Sea, TN39 3DX

Offers in excess of £400,000 Leasehold

Wyatt
Hughes

WEST PARADE, BEXHILL-ON-SEA, TN39 3DX

OFFERS IN EXCESS OF £400,000 £400,000 LEASEHOLD

Exceptional three-bedroom duplex apartment with panoramic sea views

A rare opportunity to acquire a stunning three-bedroom duplex apartment situated directly on Bexhill seafront, commanding breathtaking panoramic views of the English Channel and towards Beachy Head. This spectacular home has been sympathetically renovated over the last four years, blending modern style with coastal charm and offering a bright, spacious, and versatile layout.

The property features a welcoming landing leading to a bay-fronted lounge with wood burner, perfect for relaxing while taking in the sea views. The open-plan kitchen, family, and living area is the heart of the home, with oak worktops, integrated appliances, breakfast bar, engineered oak flooring and double French doors opening onto a large sun terrace, ideal for entertaining or simply enjoying the stunning coastline.

There are three generous bedrooms, including a master suite with terrace access, a family bathroom and two additional shower rooms, offering flexible accommodation for families or guests. The apartment also benefits from a utility area, engineered oak flooring throughout and modern fittings.

Externally, the property enjoys a recently developed double garage, with an additional garage and private garden area to the rear, providing ample off-road parking and storage. Additional features include double glazing, gas central heating and high-quality finishes throughout.

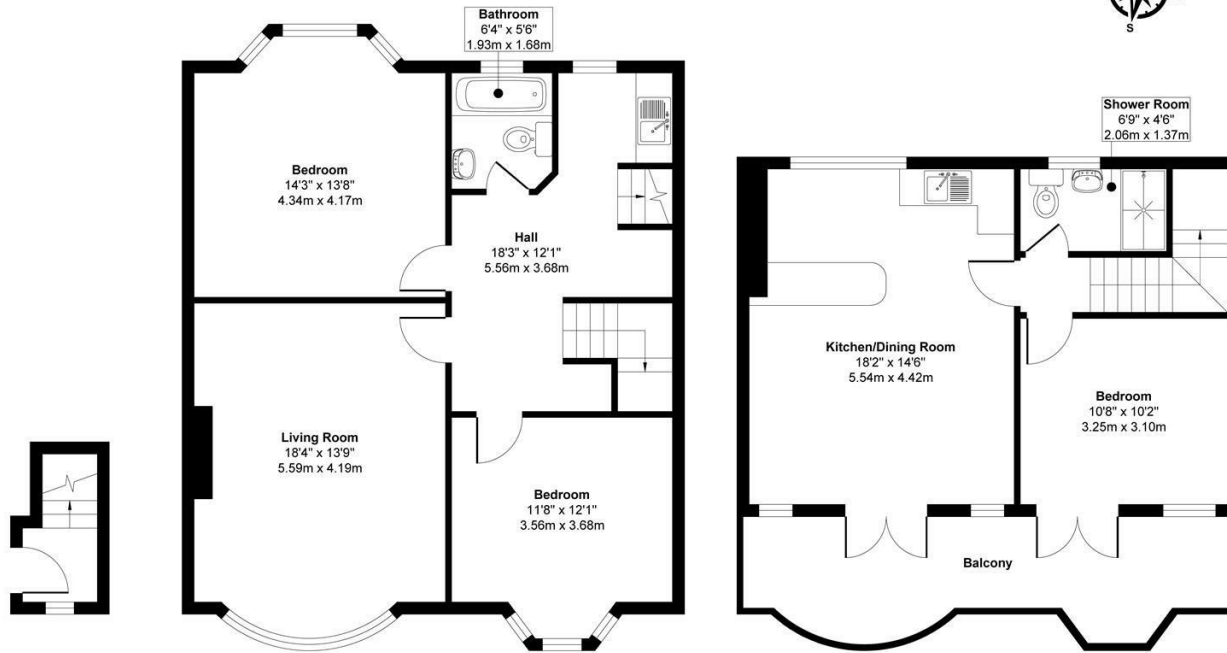
Set in a prime seafront location, within walking distance of the town's amenities and coastal attractions, this property offers a unique combination of contemporary living, spectacular sea views and lifestyle convenience, a truly exceptional coastal home.

- TAX BAND B • EPC RATING C • STUNNING DUPLEX APARTMENT • DIRECT PANORAMIC SEA VIEWS • PRIVATE BALCONY • TWO GARAGES • 1300 SQ FT • THREE BEDROOMS • TWO BATHROOMS / WC • 999 YR LEASE FROM 2020 FREEHOLD OF THE BUILDING NIL GROUND RENT AND 1/3 MAINTENANCE CHARGE AS AND WHEN REQUIRED



West Parade

Approximate Gross Internal Floor Area
1300 sq. ft / 120.77 sq. m



GROUND FLOOR

FIRST FLOOR

THIRD FLOOR

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(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	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.

Wyatt Hughes

