



HASTINGS BEXHILL RYE BATTLE
NORTHIAM ST LEONARDS TENTERDEN

**13 Eastwell Meadows,
Tenterden,
Kent TN30 6QR**



£269,000 Price Guide

An opportunity to acquire a two bedroom bungalow set in a popular cul-de-sac location just off Tenterden high street. The property comprises main lounge, fitted kitchen, conservatory, two bedrooms, shower room, private rear courtyard garden, gas central heating system and allocated parking space. Please note that occupancy is restricted to those over 55 only. A viewing is recommended by sole agents, Rush, Witt & Wilson.

For further information or a viewing please call: Tenterden/Northiam Branch 01580 762927
View all our properties For Sale & To Let at www.rushwittwilson.co.uk

The accommodation with approximate room sizes provides:

RECEPTION HALL: Carpeted floor, storage cupboard with hanging rail and shelves, radiator, loft access.

LOUNGE: 13'8 x 12'2 (4.17m x 3.71m) Double glazed window to rear elevation and terrace, carpeted floor, access to conservatory via glazed sliding doors, inset gas fire with marble surround and hearth and pine mantel, double radiator, leading to:

CONSERVATORY: Brick and upvc double glazed windows and door to paved terrace, carpeted floor.

KITCHEN: 8'3 x 7'9 (2.51m x 2.36m) Double glazed window to front elevation, wall mounted gas boiler, range of fitted wall and base units with laminate rolled edge work surfaces, one and a half bowl sink with mixer tap, tiled splash-backs, four ring gas hob with extractor canopy and light, inset oven, washing machine, space for fridge, tile effect flooring, radiator.

BEDROOM ONE: 12'2 x 9'4 (3.71m x 2.84m) Double glazed window to rear elevation, carpeted floor, radiator, double wardrobes, cupboard space housing water tank and shelves.

BEDROOM TWO: 9'4 x 8'4 (2.84m x 2.54m) Window to front elevation, carpeted floor, radiator.

SHOWER-ROOM: Carpeted floor, radiator, inset wash-hand basin, low level wc, obscured glazed window to side elevation, large walk in shower with ceramic tiled splash-backs, wall mounted shower attachment, wall mounted equaliser shower controls.

OUTSIDE

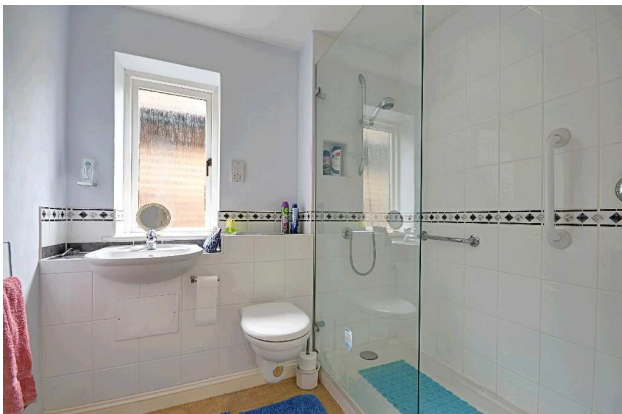
FRONT GARDEN: Off road parking, paved pathway, lawned area with mature shrub border, ramp access to front of property and door.

REAR GARDEN: Close board fencing, paved, brick wall to far rear, mature shrub borders.

AGENTS NOTE: None of the services or appliances mentioned in these sale particulars have been tested.

It should also be noted that measurements quoted are given for guidance only and are approximate and should not be relied upon for any other purpose.





HASTINGS Tel: 01424 442443
RYE Tel: 01797 224000
NORTHAM Tel: 01797 253555
ST LEONARDS ON SEA (Management) Tel: 01424 430011

BEXHILL Tel: 01424 225588
BATTLE Tel: 01424 774440
TENTERDEN Tel: 01580 762927
HASTINGS (Lettings): 01424 446916

An advertisement for Relocation Agent Network. It features a yellow background with a large clock face on the left. The text reads: "Relax... Relocation Agent Network sells a property every three minutes..." Below this, in smaller text, it says "Relocation Agent Network collectively sells a property every three minutes during the day across the working week." On the right, there is a logo for "Relocation agent network" with the website "relocation-agent-network.co.uk".

View all our properties For Sale & To Let at rushwittwilson.co.uk