







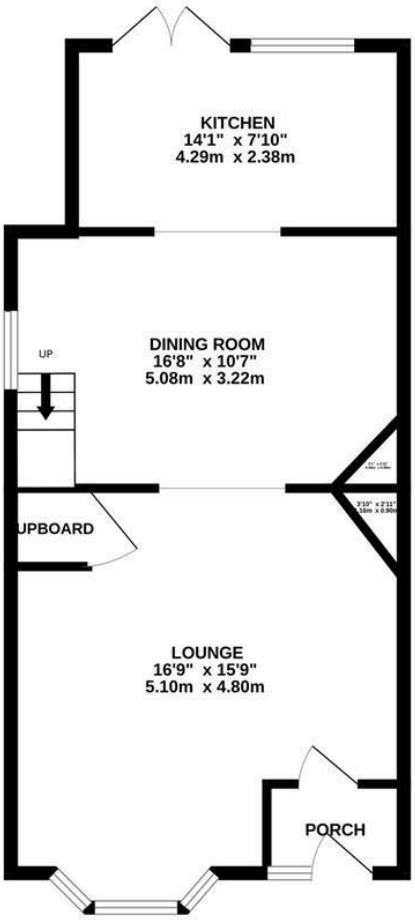
Bexhill Road, St. Leonards-On-Sea TN38 8AR

Offers in excess of £300,000

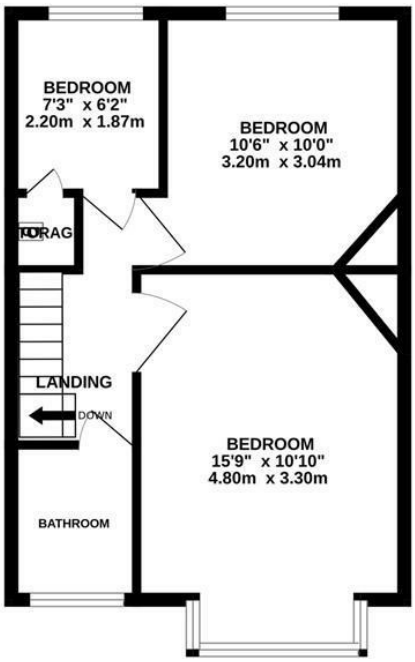
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A beautifully presented three bedroom, two reception room 1930'S SEMI-DETACHED HOUSE with OFF ROAD PARKING. It's enviably located just a SHORT WALK FROM THE BEACH which can be accessed from the rear, nearby shops and West St. Leonards mainline railway station where there are connections to London. The open plan accommodation here is arranged as a SPACIOUS LIVING ROOM with high ceilings which leads through to the SECOND RECEPTION ROOM where there is plenty of room for a full dining table, creating the ideal sociable setting. The stylish EAT-IN KITCHEN offers access through double doors onto the rear garden. The first floor houses three bedrooms, two of which are double rooms, together with a CHARACTERFUL FAMILY BATHROOM where there is a bath with shower over. The SOUTH-FACING rear garden is a particular feature here, with a large patio area for al fresco dining and rear access where you can walk to the beach and coastal path in under 2 minutes. Situated in a CONVENIENT POSITION this fantastic property would make the perfect SEASIDE HOME and is not to be missed.

GROUND FLOOR
560 sq.ft. (52.0 sq.m.) approx.



1ST FLOOR
420 sq.ft. (39.0 sq.m.) approx.



TOTAL FLOOR AREA : 980 sq.ft. (91.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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