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**124 Harrow Lane, St Leonards on Sea, TN37 7JT
Offers In The Region Of £395,000 Freehold**

Nestled in the charming area of Harrow Lane, St Leonards-on-Sea, this delightful detached chalet-style bungalow offers a perfect blend of comfort and convenience. With three spacious bedrooms and two well-appointed bathrooms, this property is ideal for families or those seeking a peaceful retreat. The accommodation is thoughtfully arranged over two floors, featuring a generous L-shaped lounge/dining room that invites relaxation and social gatherings. The bright conservatory adds an extra touch of elegance, providing a lovely space to enjoy the garden views. The heart of the home is undoubtedly the impressive kitchen/breakfast room, perfect for culinary enthusiasts and casual dining alike. Significantly improved by the current owners, this bungalow boasts modern amenities while retaining its charm. Its prime location ensures easy access to local bus routes, making trips to Hastings town centre a breeze. Here, residents can enjoy a wide array of shopping options, sporting facilities, and recreational activities, as well as the beautiful seafront and promenade. The property is set back from the road, featuring a good-sized front garden that is discreetly screened by a mature hedge boundary, offering both privacy and curb appeal. A driveway leads to a garage and provides ample off-road parking for residents and guests. The well-maintained rear garden enjoys a sunny aspect, making it an ideal spot for outdoor entertaining or simply unwinding in the sun. This charming bungalow presents a wonderful opportunity for those looking to settle in a vibrant community while enjoying the comforts of a well-designed home. Don't miss the chance to make this delightful property your own.







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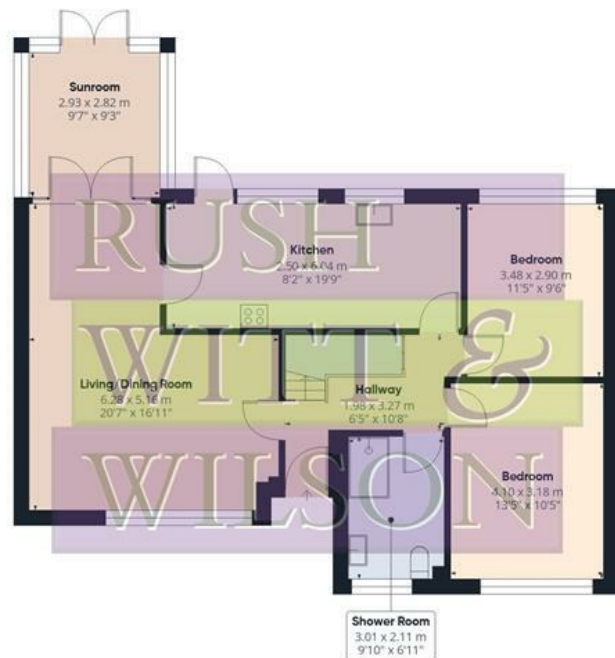
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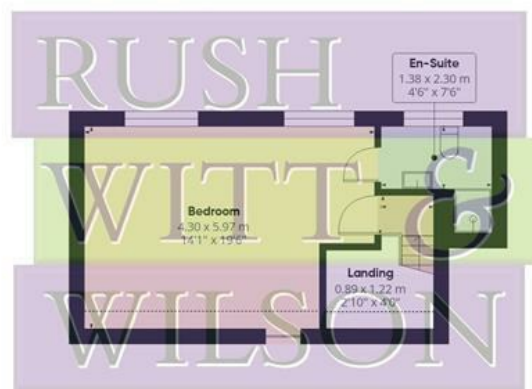
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Floor 0



Floor 1



Approximate total area⁽¹⁾

115.7 m²

1246 ft²

Reduced headroom

1.7 m²

18 ft²

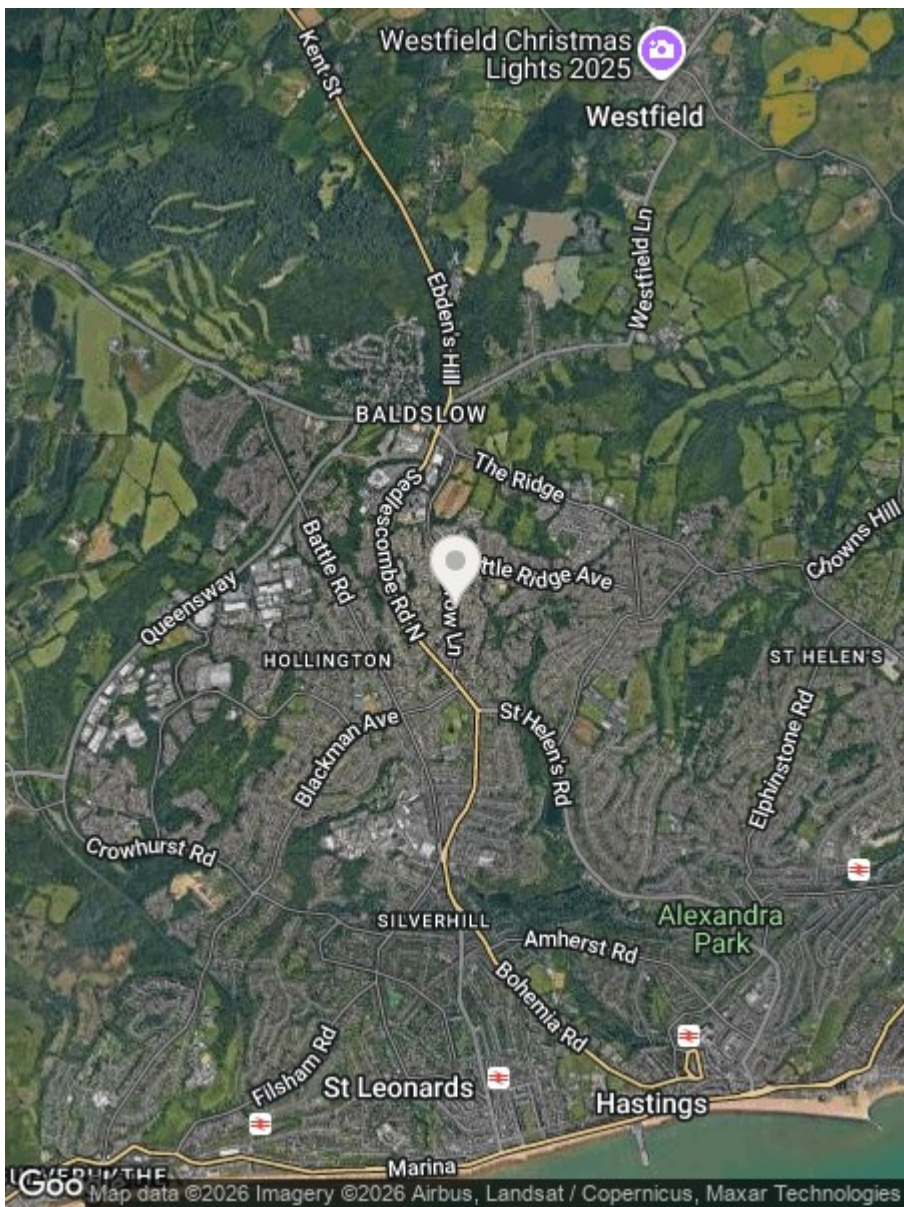
(1) Excluding balconies and terraces


Reduced headroom


----- Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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		
	71	77
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 	

Council Tax Band - C

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

Important Notice:

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