

**RUSH
WITT &
WILSON**



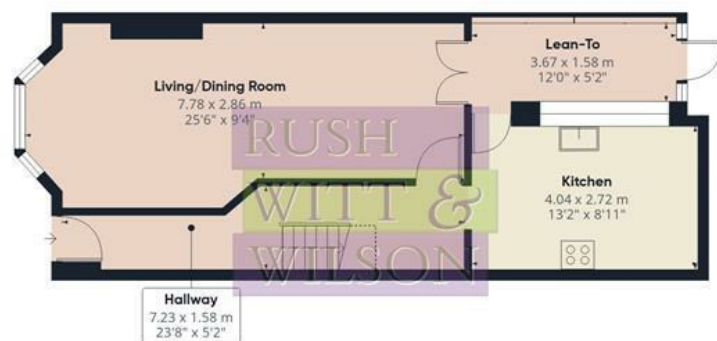
27 Paynton Road, St. Leonards-On-Sea, TN37 7DY
Offers In Excess Of £230,000 Freehold

Nestled on the charming Paynton Road in St. Leonards-On-Sea, this mid-terrace house presents an excellent opportunity for those looking to create their dream home. With three well-proportioned bedrooms and a usable loft room, this property offers ample space for families or individuals seeking room to grow. As you enter, you will find a large living/dining room that provides a perfect setting for relaxation and entertaining. The layout is spacious throughout, allowing for a comfortable living experience. The property does require modernisation, giving you the chance to personalise and enhance the space to your taste. The rear garden is a delightful feature, mostly laid to lawn and accessible by steps, offering a serene outdoor area for gardening or enjoying sunny days. This space is ideal for those who appreciate a bit of greenery and the opportunity to create an outdoor retreat. Being CHAIN FREE, this property allows for a smoother transition, making it an attractive option for buyers looking to move quickly. With its potential and prime location, this house on Paynton Road is a fantastic prospect for anyone eager to invest in a property that they can truly make their own. Don't miss the chance to explore the possibilities this home has to offer.









Floor 0



Floor 1



Floor 2



Approximate total area⁽¹⁾

114.8 m²

1234 ft²

Reduced headroom

9.3 m²

100 ft²

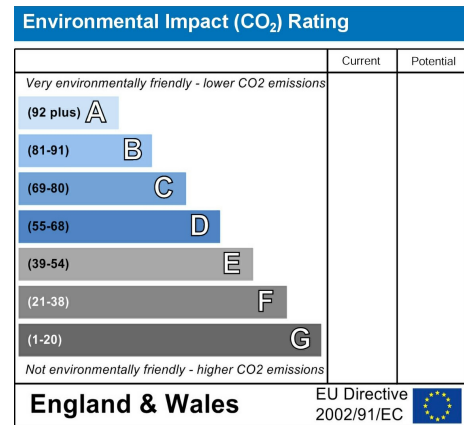
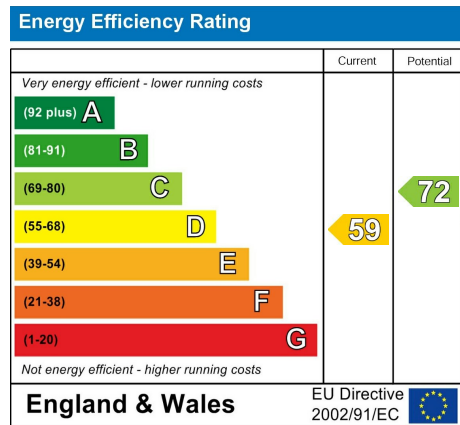
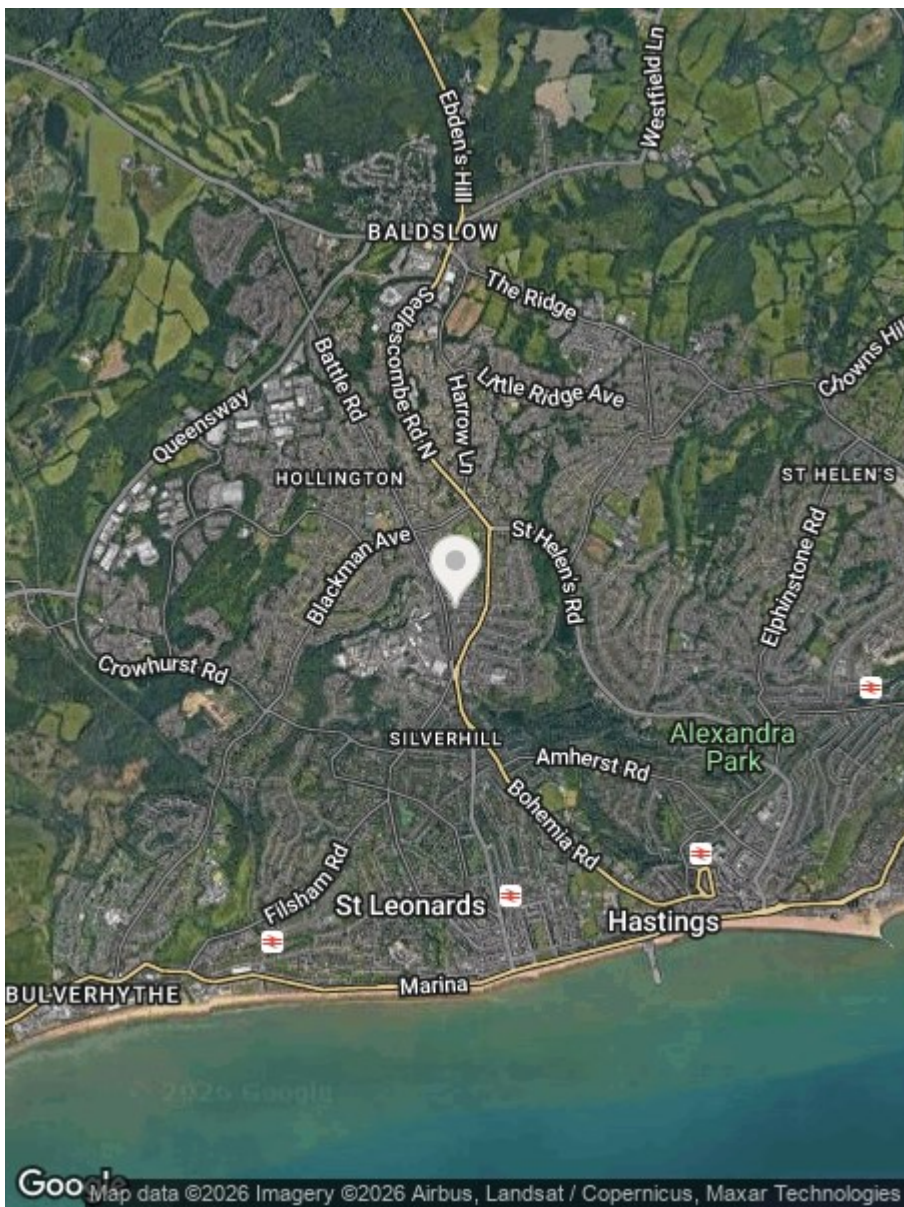
(1) Excluding balconies and terraces

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.

GIRAFFE 360



Council Tax Band - B

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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