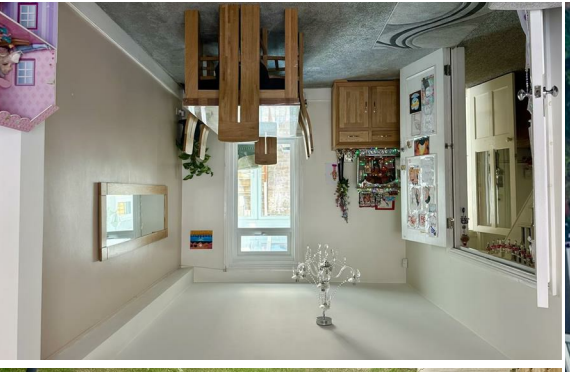


JUST PROPERTY

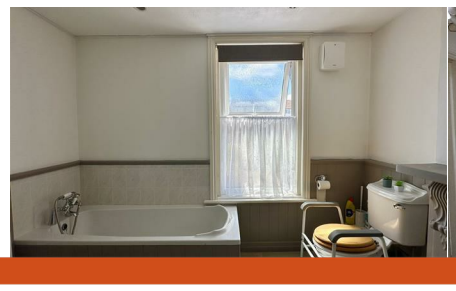
3 Bedrooms | 2 Receptions | 2 Bathrooms | 1108.68 sq ft

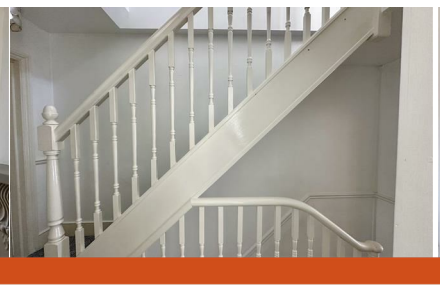
49 Paynton Road, St. Leonards-On-Sea, TN37 7DY

Freehold

£297,000

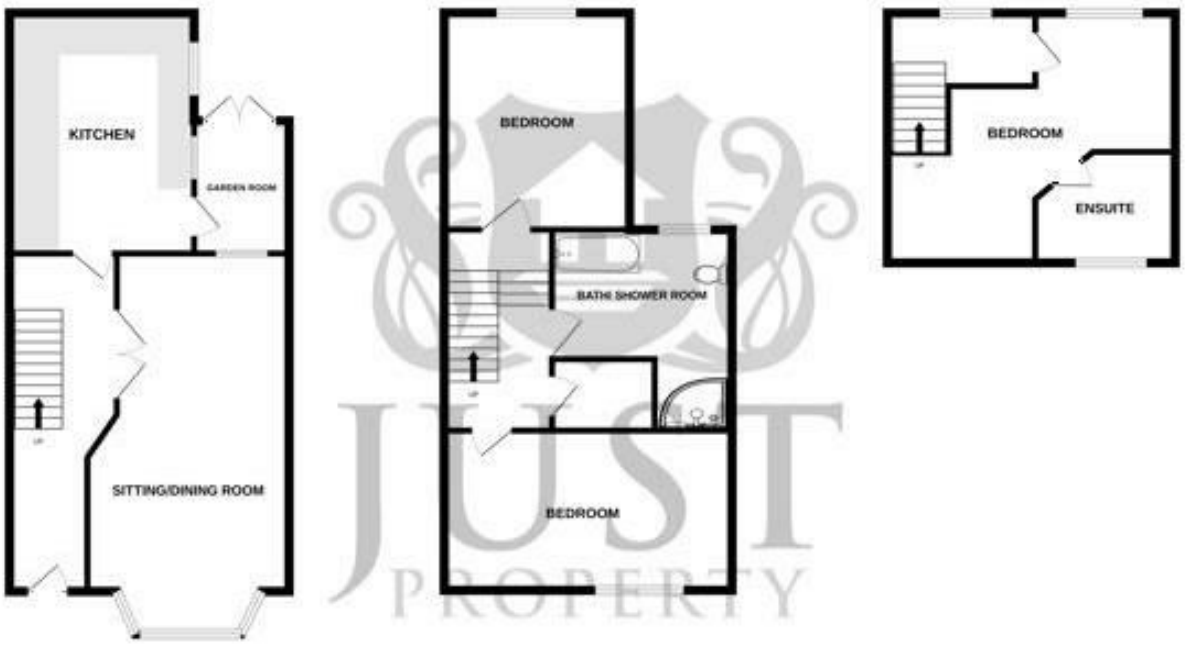
www.justproperty.net





FLOORPLANS

49 Paynton Road, St. Leonards-On-Sea, TN37 7DY



TOTAL FLOOR AREA : 1301 sq.ft. (139.5 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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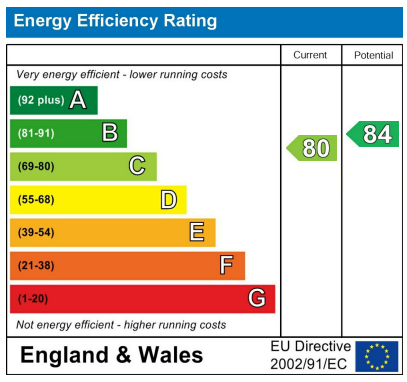

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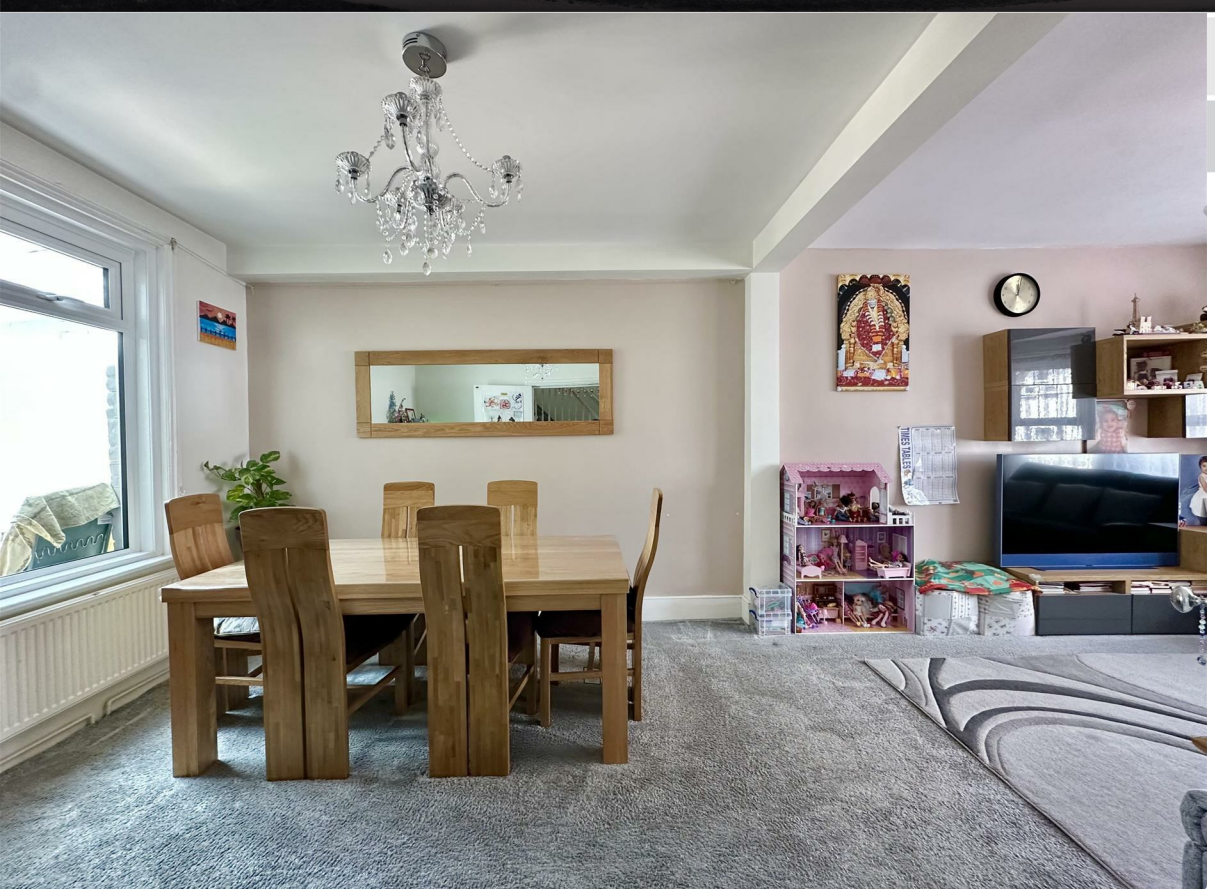
Sales particulars are intended only as general guidance. The company therefore gives notice that none of the material issued or visual depictions of any kind made on behalf of the company can be relied upon as accurately describing any of the specified matters prescribed by any order made under the Property Misdescriptions Act 1991. Nor do they constitute a contract, part of a contract or a warranty. You should obtain clarification on any matters or information that are important to you.

Freehold

£297,000



3 Bedrooms | 2 Receptions | 2 Bathrooms | 1108.68 sq ft

PROPERTY DETAILS

Off Road Parking For Two Vehicles To The Rear Of The Property,

Located on the popular & centrally located Paynton Road in St. Leonards-On-Sea, this delightful terraced house offers a perfect blend of comfort and modern living. With spacious accommodation arranged over three floors, this property is ideal for families or those seeking extra room to breathe.

Upon entering, you are welcomed into an open plan lounge that creates a warm and inviting atmosphere, perfect for both relaxation and entertaining. The two reception rooms provide ample space for family gatherings or quiet evenings in. The well-appointed kitchen complements the living areas, making it a joy to prepare meals and host guests.

This home boasts three generously sized bedrooms, ensuring that everyone has their own private space. The property features two bathrooms, including a convenient en-suite, which adds to the overall functionality and comfort of the home.

One of the standout features of this property is the two parking spaces located at the rear, a rare find in this area, providing ease and convenience for residents and visitors alike.

With its prime location in St. Leonards-On-Sea, you will enjoy the benefits of a vibrant community, with local amenities, parks, and the beautiful coastline just a short distance away. This terraced house is not just a place to live; it is a wonderful opportunity to create lasting memories in a lovely setting. Don't miss the chance to make this charming property your new home.

To arrange access for a viewing, contact the vendors choice of sole agents, Just Property to see all this wonderful property has to offer in person.

Council Tax Band - B

ROOM DIMENSIONS

Off Road Parking For Two Vehicles

Property Front Door

Entrance Hallway

Open Plan Lounge / Dining Room
23'5" x 9'11" (7.143 x 3.027)

Kitchen
13'10" x 9'1" (4.226 x 2.774)

Garden Room / Conservatory
8'0" x 5'7" (2.445 x 1.702)

Stairs Up To First Floor

Bedroom
13'6" x 8'11" (4.133 x 2.734)

Bath / Shower Room
10'0" x 8'7" (3.063 x 2.625)

Bedroom
15'7" x 11'4" (4.759 x 3.471)

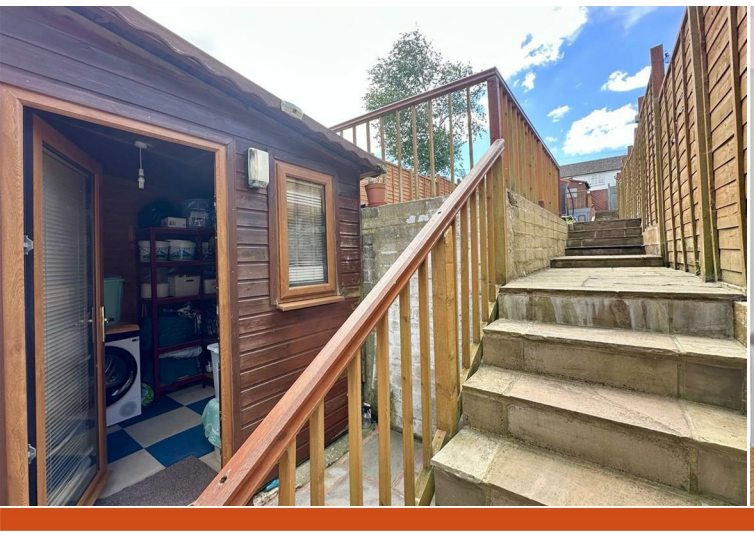
Stairs Up To Second Floor

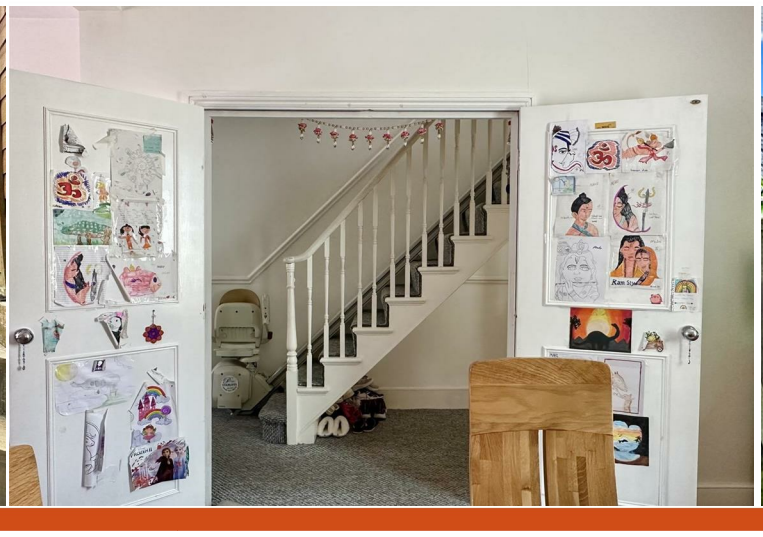
Landing

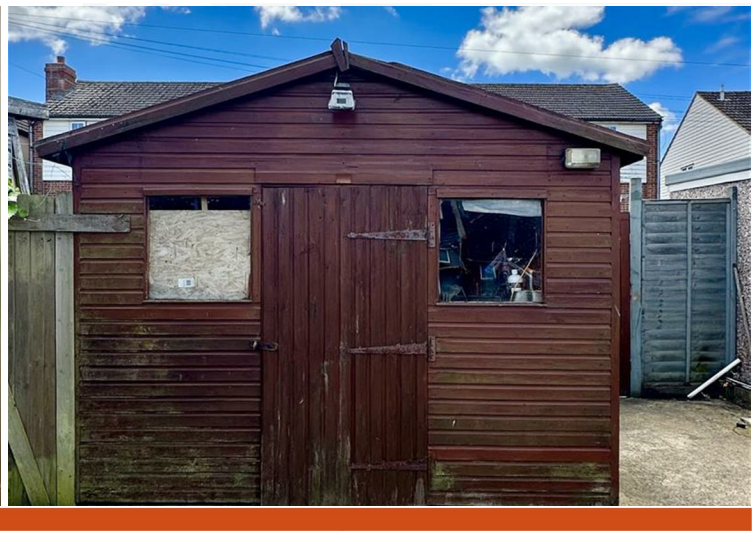
Bedroom With En-Suite
17'3" x 9'5" (5.261 x 2.875)

FEATURES

- Solar Panels Included & Outside Shed With Power
- Off Road Parking For Two Vehicles To The Rear
- Open Plan Lounge / Dining Area With Natural Light
- Outside Sheds To The Rear With Power & Electricity
- Arranged Over Three Floors Of Spacious Living Accommodation
- Family Bathroom & En-Suite Shower Room
- Council Tax Band - B
- Viewing Considered Essential Via Just Property
- Call Now To Arrange Access For A Viewing
- Spacious Living Accommodation Throughout







Please note that we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and accordingly if there are any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.