



The Retreat Pett Level Road, Pett Level, TN35 4EH

## FLOORPLANS

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Freehold

£675,000

The Retreat Pett Level Road, Pett Level, TN35 4EH





£675,000



3 Bedrooms

1 Receptions

1 Bathrooms

1915.98 sq ft

## PROPERTY DETAILS

\*\*\* CHAIN FREE \*\*\*

A brand new (2024) three double bedroom detached chalet-style home, immaculately presented and set in one of the most sought-after coastal locations, just 100 meters from Pett Level Beach, beside the Military Canal and close to the local nature reserve, countryside walks and amenities. Offering bright, spacious accommodation across two floors, the property benefits from a 10-year new build warranty, EPC rating B, gas-fired central heating, UPVC double glazing, exposed oak flooring and a new waste management system.

The ground floor comprises a welcoming reception hallway with cloakroom/WC, a 20'5 x 15'2 dual aspect living room with bay window, feature fireplace and French doors to the garden, and an impressive 29'4 x 20'3 L-shaped kitchen/dining/family room with central island, integrated appliances and French doors to the rear. To the first floor are three double bedrooms, two with dual aspects and built-in wardrobes, including a principal with en-suite shower room, and a family bathroom with separate shower.

Outside, the front lawn is enclosed by brick walling with planting beds, and a 50ft x 16ft driveway provides ample parking leading to a detached garage (5.66m x 2.49m). The generous rear garden offers a level lawn and patio ideal for entertaining, with pedestrian access to the garage. Located within easy reach of Hastings, this superb property is ideal for families, first-time buyers or investors seeking a move-in ready home in a prime coastal setting.

Please contact the vendor choice of Sole Agents, Just Property.

W3W Location - //bucket.busy.acrobats



## ROOM DIMENSIONS

Front Door	Family Bath/Shower Room
Reception Hall	Front Garden
Downstairs W.C	Driveway
Kitchen/Diner	49'11" x 16'0" (15.24m x 4.88m)
29'3" x 20'2" (8.94m x 6.17m)	Detached Garage
Living Room	18'6" x 8'2" (5.66m x 2.49m)
20'4" plus bay x 15'1" (6.22m plus bay x 4.62m)	Rear Garden
First Floor Landing	
Bedroom One	
20'2" x 11'6" (6.17m x 3.53m)	
En-Suite Shower Room	
Bedroom Two	
20'2" x 12'2" (6.17m x 3.73m)	
Bedroom Three	
12'4" x 11'3" (3.78m x 3.45m)	

## FEATURES

- Brand New Detached House
- Favoured Pett Level Location
- Living Room with Fireplace
- Three Double Bedrooms
- Within 100 metres of the Beach
- 29'4 x 20'3 max Kitchen/Diner
- En-Suite & Family Bathroom
- Patio & Lawned Rear Garden
- Driveway & Detached Garage
- 10 Year Warranty & Chain Free

