



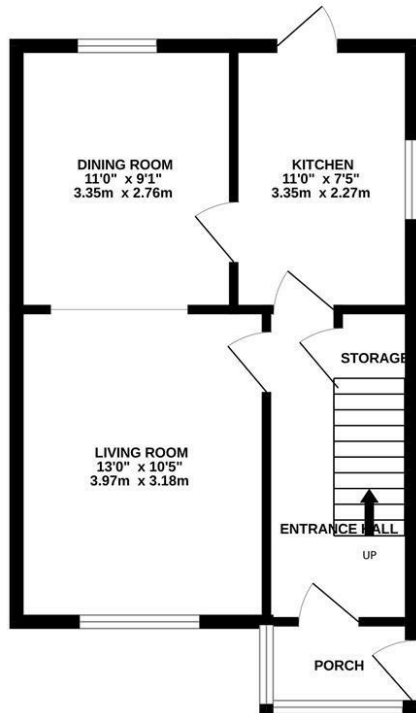
The Hoe, St. Leonards-On-Sea TN37 7LL

Offers in excess of £275,000

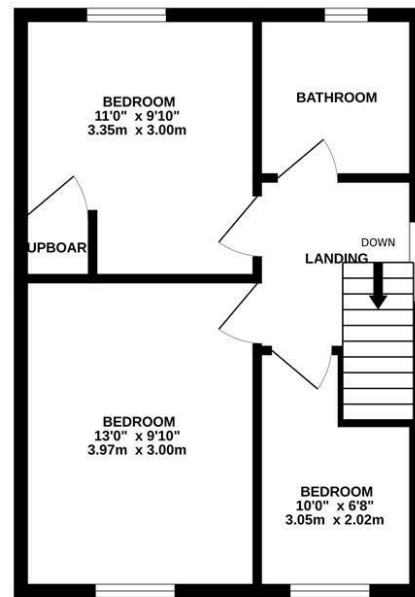


A bright and spacious three bedroom SEMI-DETACHED HOUSE with GARAGE AND OFF ROAD PARKING. It's ideally located close to popular Primary and Secondary Schools, within easy reach of good transport links and the Conquest Hospital making this the ideal FAMILY HOME. The accommodation here is arranged as a BRIGHT LIVING ROOM which enjoys a front aspect and leads through to the DINING ROOM creating the ideal sociable setting while the MODERN FITTED KITCHEN is separate providing ample storage space and access out to the rear garden. There is also a handy storage cupboard on this floor. The first floor houses three bedrooms, two of which are GENEROUS DOUBLE ROOMS together with a STYLISH FAMILY BATHROOM where there is a bath with shower and screen over. The rear garden offers two tiers of patio bordered by mature shrubs and trees creating the perfect spot to DINE AL-FRESCO while to the front of the property there is a DRIVEWAY with off road parking for multiple vehicles leading to the DETACHED GARAGE. Situated in a convenient location, this fantastic property would make the PERFECT FAMILY HOME and is not to be missed.

GROUND FLOOR
417 sq.ft. (38.8 sq.m.) approx.



1ST FLOOR
396 sq.ft. (36.8 sq.m.) approx.



TOTAL FLOOR AREA : 813 sq.ft. (75.5 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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