

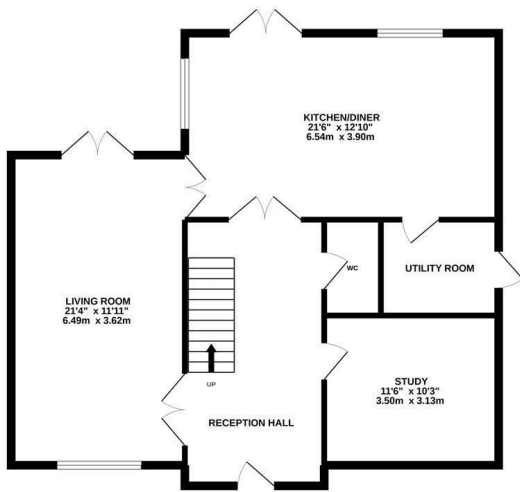
## The Russets, St. Leonards-On-Sea TN37 7FA

Offers in excess of £650,000

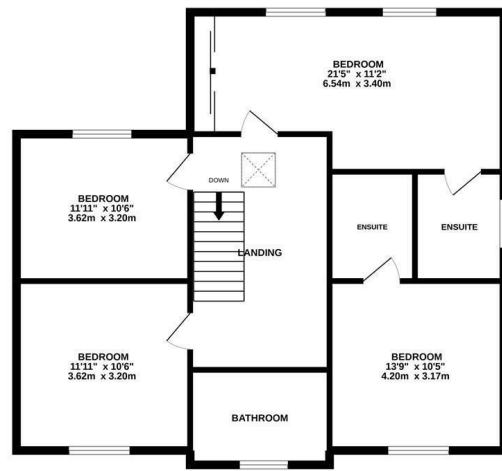


A handsome detached FOUR/FIVE BEDROOM, three bathroom family home tucked away in an EXCLUSIVE DEVELOPMENT on the Northern outskirts of St. Leonards. This attractive and spacious house is ideally positioned for access to the A21 and the historic town of Battle where there are prestigious schools and a mainline railway station with connections to London. The accommodation here is presented to a high standard and spans two generous storeys offering a VERSATILE SPACE with an open plan feel and a large reception hallway leading upstairs to impressive vaulted ceilings. The living room enjoys a DUAL ASPECT with double patio doors leading out to the mature rear garden and there is a SECOND RECEPTION ROOM which would make the perfect home office or fifth bedroom. The contemporary OPEN PLAN KITCHEN DINING space is the hub of the family home. It sits at the rear of the property, offering plenty of space for a full dining table, a large kitchen island, a range of built in appliances and granite worktops. The kitchen has glazed double doors leading to the garden. There is also a good sized utility room with access to the side

**GROUND FLOOR**  
903 sq.ft. (83.9 sq.m.) approx.



**1ST FLOOR**  
913 sq.ft. (84.8 sq.m.) approx.



**TOTAL FLOOR AREA: 1816 sq.ft. (168.7 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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