







Filsham Road, St. Leonards-On-Sea TN38 OPG Offers in excess of £675,000



3



3

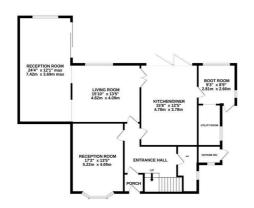


1



An exceptional three/four bedroom detached 1930's FAMILY HOME located in a sought after setting within easy reach of the seafront, St. Leonards and just a short walk from West St. Leonards railway station. The versatile accommodation has been EXTENSIVELY REFURBISHED AND REMODELLED including a new boiler system and radiators throughout. You enter via a solid wood front door in to a welcoming entrance hall where the bright living room is open to a second reception area with a VAULTED CEILING and sliding doors leading out to the garden. The kitchen has been newly fitted offering ample storage with contrasting wooden worktops and space for a full dining table with BI-FOLDING DOORS which open out to the rear garden creating a sense of INDOOR/OUTDOOR LIVING, there is also a separate boot room and utility. The third reception room enjoys a large bay window which frames a front aspect and has been fitted with a WOOD BURNING STOVE, this cosy room could be used as a fourth bedroom on the ground floor as there is also a handy DOWNSTAIRS CLOAKROOM accessed via the entrance hall. The first floor houses THREE LARGE DOUBLE









TOTAL FLOOR AREA: 2601 sq.ft. (24.1.6 sq.m.) approx.

ry alternet has been made to resure the accuracy of the floorplan contained their, measurements,
whole, the property of the filters in the second of the floorplan contained to the select for any error,
or or mis-statement. This plan is for illustrative purpose only and should be used as such by any
e purchaser. The services, systems and appliances shown have not been tested and no guarantee
as to their operability or efficiency can be given.
Made with theropic x5024.





