



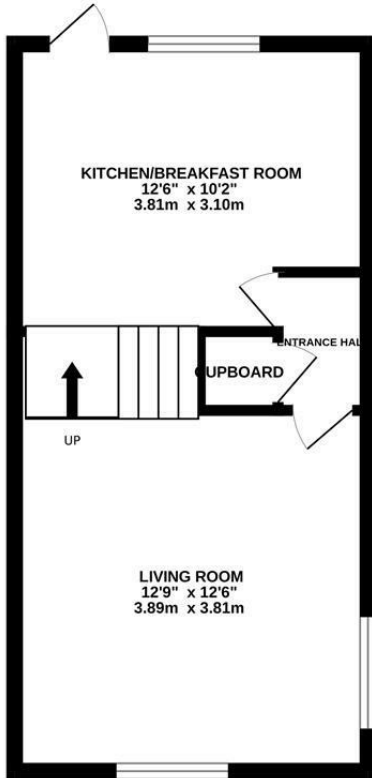
Muirfield Rise, St. Leonards-On-Sea TN38 0XL

Offers in excess of £270,000

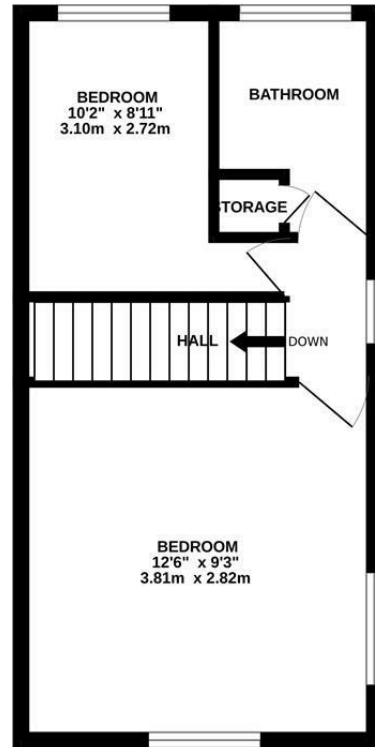


A beautifully presented two bedroom SEMI DETACHED FAMILY HOME with OFF ROAD PARKING located in a sought after WEST ST. LEONARDS LOCATION. It's just a short stroll from good primary and secondary schools, local shops and West St. Leonards railway station offering connections to London. The accommodation here is arranged as a bright, DUAL ASPECT LIVING ROOM which sits at the front of the property while the FITTED KITCHEN/DINER spans the rear and enjoys access out to the rear garden. The first floor houses two bedrooms together with a STYLISH FAMILY BATHROOM where there is a bath with shower and screen over. The ENCLOSED REAR GARDEN offers a versatile space, providing a large patio area off of the kitchen creating an idyllic spot to DINE AL-FRESCO followed by two tiered levels while to the front of the property there is a DRIVEWAY providing off road parking for two vehicles. Situated in a sought after location this fantastic property would make the PERFECT FAMILY HOME.

GROUND FLOOR
322 sq.ft. (29.9 sq.m.) approx.



1ST FLOOR
322 sq.ft. (29.9 sq.m.) approx.



TOTAL FLOOR AREA : 643 sq.ft. (59.7 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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