



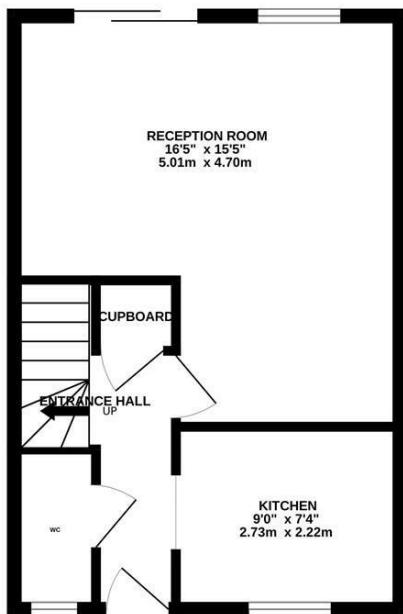
## Mulberry Walk, St. Leonards-On-Sea TN37 7LY

Offers in excess of £290,000

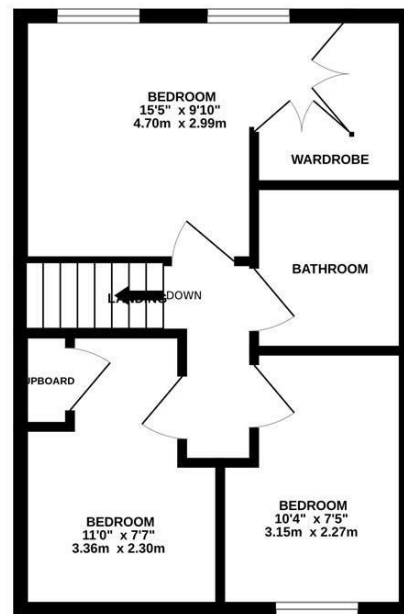


A well presented three bedroom END OF TERRACE HOUSE with OFF ROAD PARKING set in a sought after LITTLE RIDGE LOCATION. It's enviably positioned in a QUIET CUL-DE-SAC and within easy reach of local schools, transport links and the Conquest hospital making this the perfect family home. The accommodation here is arranged as an OPEN PLAN LIVING SPACE positioned at the rear of the property offering plenty of room for a full dining table and enjoying sliding doors leading to the rear garden while the MODERN FITTED KITCHEN is separate and provides ample storage space. There is also a handy DOWNSTAIRS CLOAKROOM and storage cupboard on this floor. The first floor houses three bedrooms with the principle bedroom benefitting from BUILT-IN WARDROBES together with a STYLISH FAMILY BATHROOM where there is a bath with shower and screen over. The rear garden offers an area of patio off of the living space followed by a large expanse of lawn housing a STORAGE SHED and to the side of the property there is a DRIVEWAY providing off road parking for multiple vehicles.

GROUND FLOOR  
366 sq.ft. (34.0 sq.m.) approx.



1ST FLOOR  
366 sq.ft. (34.0 sq.m.) approx.



TOTAL FLOOR AREA : 732 sq.ft. (68.0 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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