



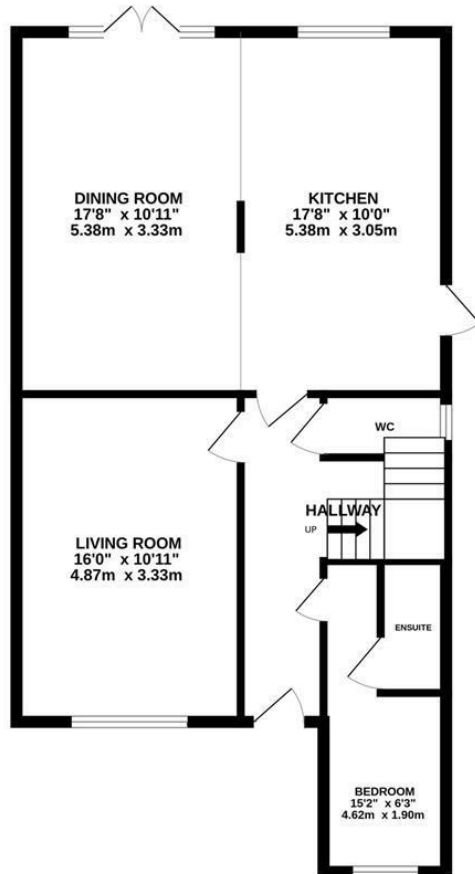
Little Ridge Avenue, St. Leonards-On-Sea TN37 7HN

Offers in excess of £425,000

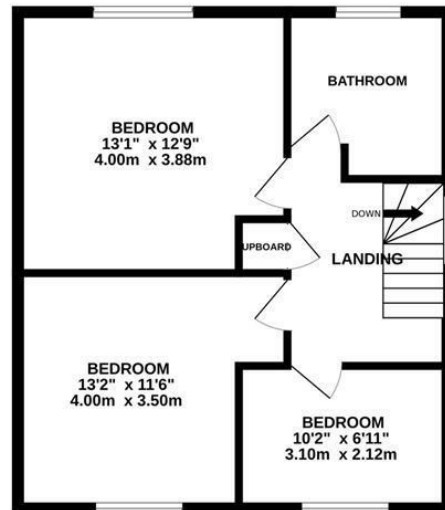


A beautifully presented four bedroom DETACHED FAMILY HOME with OFF ROAD PARKING situated in a sought after location, close by to St Helens Wood, Alexandra Park and within easy reach of local shops, primary and secondary schools and the Conquest Hospital. Spanning two spacious storeys the accommodation here is arranged as a BRIGHT LIVING ROOM which is positioned at the front of the property while the OPEN PLAN KITCHEN AND DINING ROOM spans the rear enjoying access to the garden and providing plenty of room for a full dining table to create the ideal sociable setting. The kitchen is FITTED WITH CONTEMPORARY UNITS housing INTEGRATED APPLIANCES and ample storage space. There is one bedroom on this floor which benefits from an EN-SUITE SHOWER ROOM along with a handy DOWNSTAIRS CLOAKROOM while the further three bedrooms sit on the first floor together with a family bathroom where there is a bath with shower and screen over. The LANDSCAPED REAR GARDEN is a particular feature here, it offers a large patio space perfect for DINING AL-FRESCO followed by an EXPANSE OF LAWN while to the front of the property there is a DRIVEWAY providing off road parking for multiple vehicles.

GROUND FLOOR



1ST FLOOR



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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