



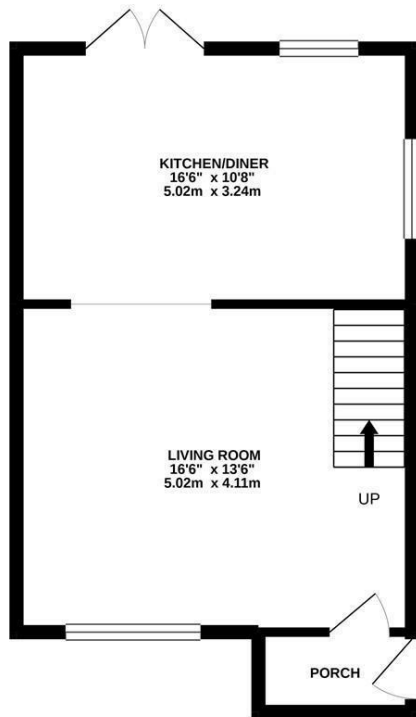
## The Hoe, St. Leonards-On-Sea TN37 7LL

Offers in excess of £285,000

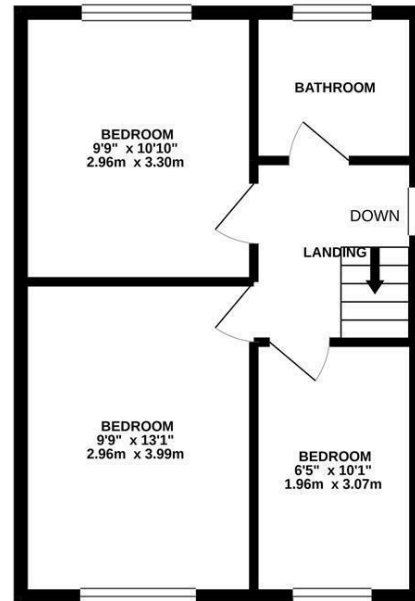


A stylish three bedroom SEMI DETACHED HOUSE with off road parking situated in a sought after cul-de-sac location, within easy reach of popular Schools, the Conquest Hospital and good transport links. The accommodation here is BEAUTIFULLY PRESENTED throughout, arranged as large living space which enjoys a front aspect and is open to the CONTEMPORARY EAT-IN KITCHEN which spans the rear of the house, featuring CONTEMPORARY HIGH GLOSS UNITS housing integrated appliances, offering plenty of space for a full dining table and double doors leading out to the garden. On the first floor there are THREE BEDROOMS, two of which are generous double rooms together with a family bathroom. Externally the rear garden has been DESIGNED FOR LOW MAINTENANCE offering the perfect space to dine al-fresco. There is a DRIVEWAY at the front of the property providing off road parking for multiple vehicles with a gated opening to the DETACHED GARAGE. Enjoying generous proportions and with NO ONWARD CHAIN this fantastic property would make the perfect family home.

GROUND FLOOR  
422 sq.ft. (39.2 sq.m.) approx.



1ST FLOOR  
400 sq.ft. (37.2 sq.m.) approx.



TOTAL FLOOR AREA : 822 sq.ft. (76.4 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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