



OXFORD FAMILY ESTATES
Property Sales and Services

rightmove 



Tylers Close, Chapel St. Leonards

£250,000

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Oxford Family Estates are delighted to share this idilic dormer bungalow that has everything you expect and more. With upstairs and downstairs bathrooms, a downstairs bedroom and large lounge/ diner flowing into the conservatory. Set on a corner plot in a quiet residential area of the village, it has a good size front garden and enclosed rear garden, driveway for off-street parking and garage. The 4th bedroom/box room is currently being used as an ideal space for an office perfect for those who can work from home, but want to live in this quiet coastal village.

Entrance Hallway

Kitchen 2.85m max x 3.83m max (9'4" max x 12'6" max)

Downstairs bathroom 1.95m x 1.82m (6'4" x 5'11")

Lounge Diner 3.09m x 6.18m (10'1" x 20'3)

Conservatory 2.80m x 3.68m (9'2" x 12'0")

Bedroom 1 3.05m max x 4.06m max (10'0" max x 13'3" max)

Bedroom 2 3.11m 2.69m (10'2" x 8'9")

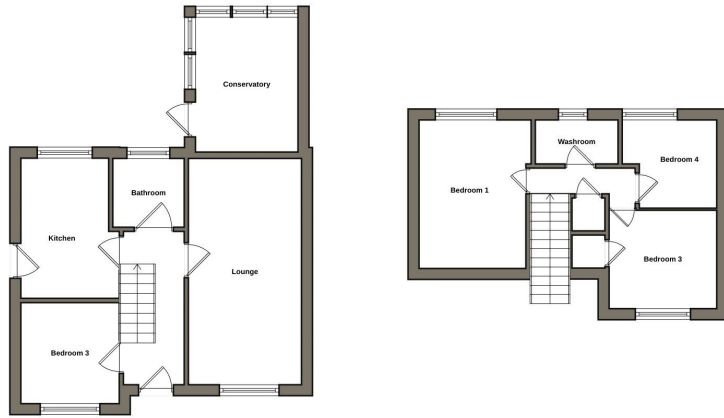
Bedroom 3 2.88m x 2.76m (9'5" x 9'0")

Bedroom 4 2.56m max x 2.35m max (8'4" max x 7'8" max)

Upstairs washroom 2.26m x 1.20m (7'4" x 3'11")

Outside Picket fenced front garden laid to lawn with concrete path and gate to rear garden. Enclosed rear garden with full height fences, patio and lawned areas and access to rear driveway and garage. The rear garden also houses the externally mounted oil boiler and oil tank.





Floorplan is indicative of layout only and should not be used for accurate measurement or structural purposes.

- 4 bedroom
- 3 double bedrooms and 1 box room.
- Spacious corner plot
- Large conservatory
- Oil Central heating
- Detached dormer Bungalow
- 2 bathrooms
- Lounge Diner
- Garage & off street parking
- Tax ban C, EPC rating E



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		69 C
55-68	D		
39-54	E	52 E	
21-38	F		
1-20	G		

