



SEDLESCOMBE ROAD NORTH
ST LEONARDS ON SEA

£395,000
Freehold

HELLO@CROFTAGENCY.CO.UK
+44 (0)1424 587087

CROFT



SEDLSCOMBE ROAD NORTH, ST LEONARDS ON SEA

£395,000 *Freehold*

Positioned in Upper St Leonards and a short stroll from Alexandra Park is this detached 1930's house. A red brick plinth grounds the softly rendered upper storey, a quiet expression of its era. Inside, rooms unfold with measured scale and light, enhanced by a composed palette and thoughtful additions.

Inside

The front door opens to a wide hallway, where stripped floorboards run underfoot and continue throughout the plan. A timber staircase painted in ochre with contrasting white strings rises to the upper floor. To the right, a principal reception holds a simple period fireplace and broad proportions. A canted bay window brings in morning light, framed with planting from the established front garden.



CROFT

A second reception sits to the rear, currently serving as a dining room. A further period fireplace is set beneath a painted wooden mantel, paired with a neutral pallet and continuation of exposed floors. Glazed French doors open directly to the garden, welcoming the afternoon sun.

The kitchen lies adjacent, fitted with subtle white painted cabinetry topped in a pale stone effect worktop, with textiles softening the lower units. Checkerboard flooring finishes the room, with a walk-in larder and access to the garden.

Upstairs, three bedrooms unfold from the galleried landing. The principal bedroom sits to the front, wrapped in a chalky beige. A bank of wardrobes runs the length of the room, with large casement windows to the front. The second double sits to the rear, finished in muted green tones, with westerly views over the garden and roofscapes beyond. A third smaller bedroom is currently arranged as a guest room, this space could equally serve as an office or nursery. The bathroom retains its original proportions, dressed in bespoke cabinetry, a deep corner bath and period appropriate fittings.



CROFT

Outside

The house provides a driveway with planting to either side, leading to an attached garage. An established front garden is planted with roses, hydrangeas and evergreens, offering a buffer to the street beyond. To the rear, a large private garden is enclosed by mature shrubs, with open lawn and a path stepping down to planted borders.

Area

Silverhill lies on the edge of Upper St Leonards, a short walk from Alexandra Park, the creative hub of St Leonards is a twenty-minute walk, with its numerous popular restaurants, cafes and galleries on Kings Road and Norman Road. St Leonards mainline station provides a direct link into Central London.





HELLO@CROFTAGENCY.CO.UK
+44 (0)1424 587087
CROFTAGENCY.CO.UK

CROFT AGENCY LTD.
THE OBSERVER BUILDING, HASTINGS TN34 1DT
Company No. 15471364 (Registered in England and Wales)