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**76 Harley Shute Road, St. Leonards-On-Sea, East Sussex TN38 8BU  
Offers In Excess Of £425,000**

**\*\*360 HDR VIRTUAL TOUR VIA THE LINK\*\*** Rush Witt & Wilson are delighted to bring to the market this impressive and spacious detached chalet bungalow situated on a substantial plot with impressive frontage. The accommodation boasts a large first floor bedroom with views towards the sea, two further ground floor bedrooms, a good sized double aspect lounge/diner, kitchen/breakfast room, bathroom/wc, further wc and a garden/utility room. Externally wonderful gardens are found to front and rear, the rear garden features a recently constructed garden office/bar with potential to become an annexe (it does require some final fitting out). A particular feature of the property is the extensive driveway with off-road parking for numerous vehicles as well as a detached double garage with electric doors. Situated close to local amenities and schooling for all ages, early viewings are highly recommended to avoid disappointment.







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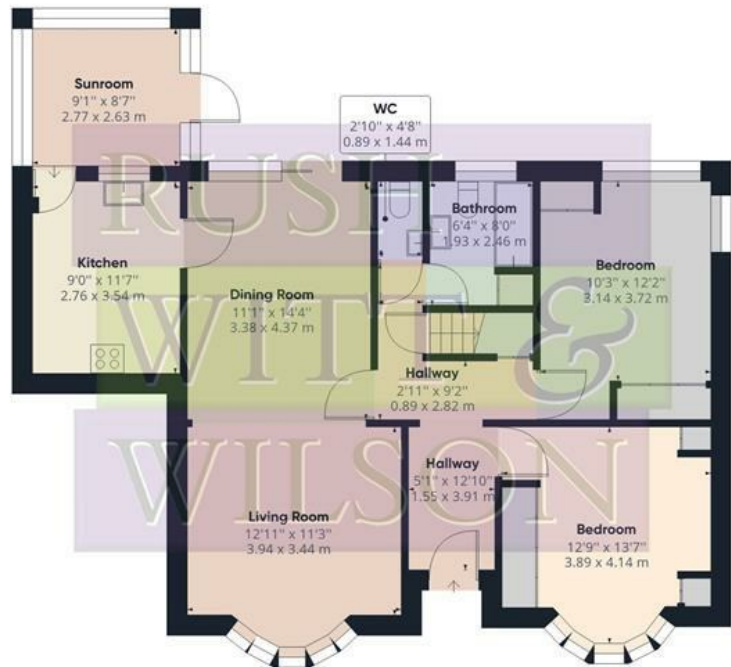
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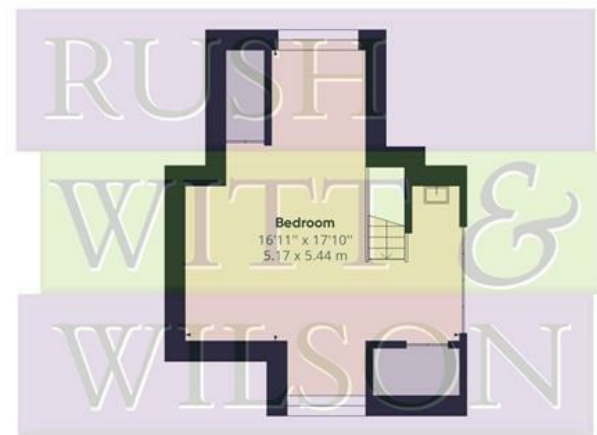
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Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

Approximate total area<sup>(1)</sup>

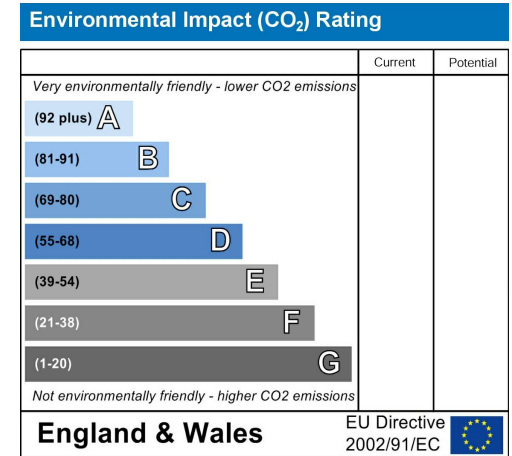
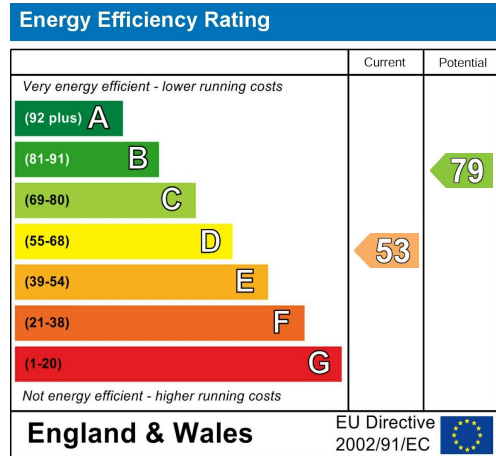
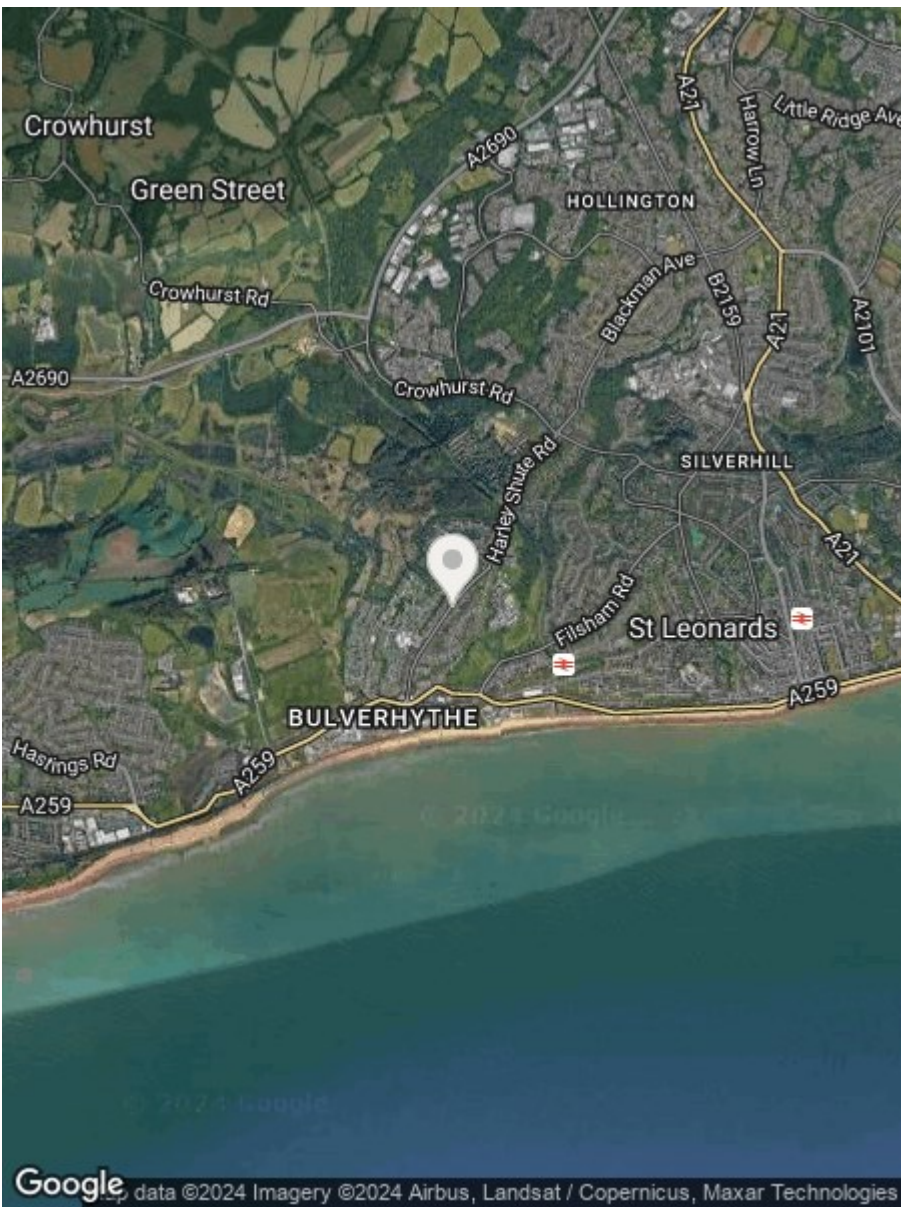
1577.92 ft<sup>2</sup>

146.59 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



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