

**RUSH
WITT &
WILSON**



**RUSH
WITT &**

**3 Marlow Drive, St. Leonards-On-Sea, East Sussex TN37 7JF
Offers In The Region Of £340,000**

Nestled in the desirable Marlow Drive of St. Leonards-On-Sea, this modern three bedroom semi-detached house is a gem waiting to be discovered. Boasting a prime location near local schools, convenient bus routes to Hastings town centre, and a plethora of amenities including shops, sports facilities, and restaurants, this property offers the quintessential British lifestyle. Step inside to be greeted by a beautifully presented interior featuring a spacious reception room, a superb modern kitchen equipped with integrated appliances, and a modern bathroom complete with a shower, bath, WC and luxurious underfloor heating. The convenience of gas central heating, double glazing and an alarm system adds to the comfort of this charming home. There is a further benefit of air conditioning which has been installed in the main bedroom. In addition to the three inviting bedrooms, this property also includes a downstairs cloakroom/utility and WC, ensuring practicality meets style at every corner. Outside, the perks continue with off-road parking for multiple vehicles, and a superb rear garden that is perfect for relaxing or entertaining guests - With the added benefit of a storage room to the rear. Don't miss out on the opportunity to make this house your home, where modern amenities and a sought-after location come together seamlessly to offer a lifestyle of comfort and convenience.





RUSH
WITT &
WILSON



RUSH
WITT &
WILSON



RUSH
WITT &
WILSON



RUSH
WITT &
WILSON





Floor 0 Building 1



Floor 1 Building 1

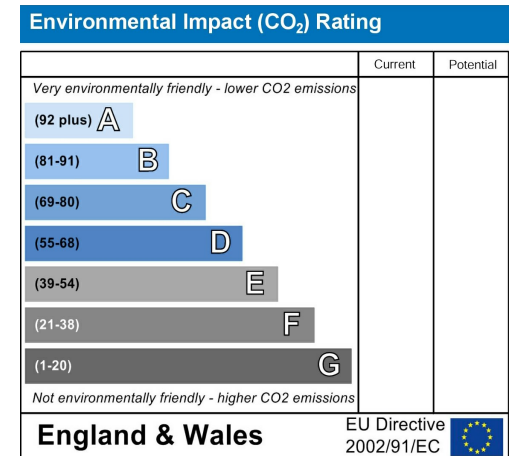
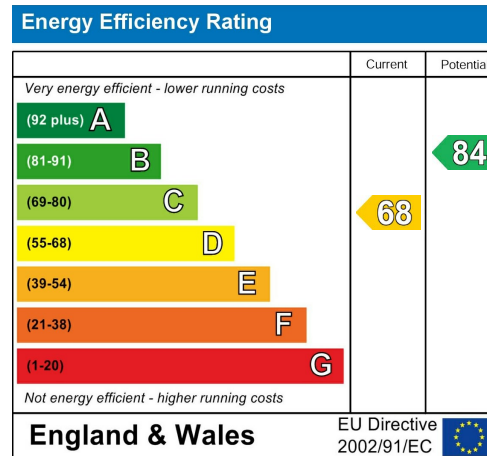
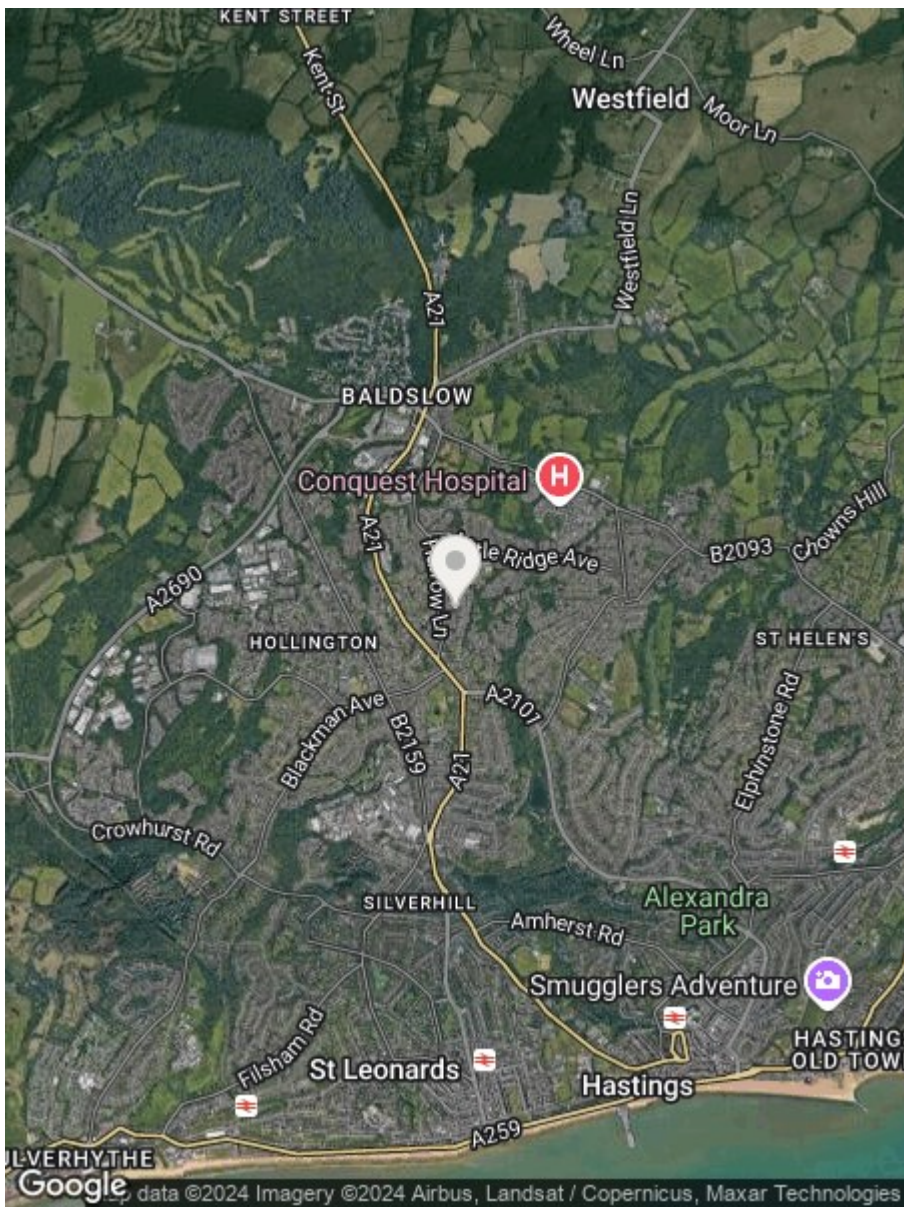
Approximate total area⁽¹⁾

784.37 ft²

72.87 m²

(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.



**RUSH
WITT &
WILSON**

Residential Estate Agents
Lettings & Property Management



Rother House Havelock Road
Hastings
East Sussex
TN34 1BP
Tel: 01424 442443
hastings@rushwittwilson.co.uk
www.rushwittwilson.co.uk