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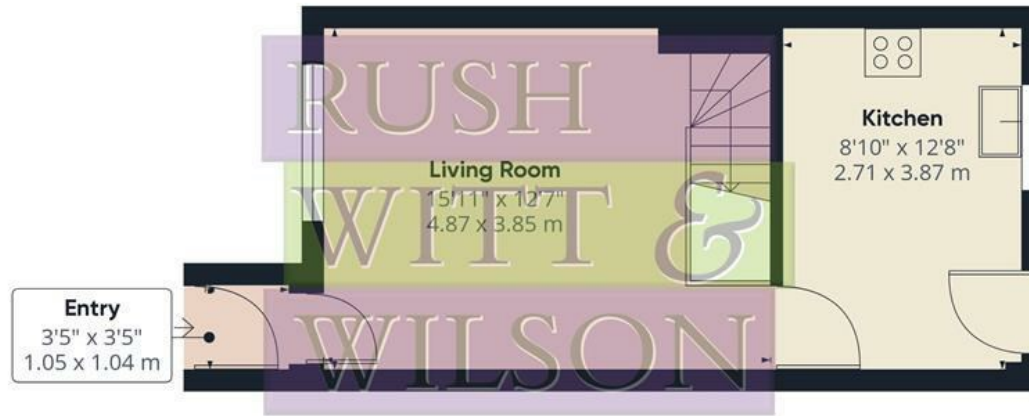
**19 Warren Close, St. Leonards-On-Sea, TN38 8DT
£249,995**

This charming mid-terrace two-bedroom home is nestled in a peaceful cul-de-sac in West St Leonards, offering a perfect blend of tranquillity and convenience. The property boasts breath taking views from the main bedroom, overlooking the picturesque Combe Valley Countryside Park and the entire private back garden—a true retreat for nature lovers. The home offers spacious and light-filled accommodation throughout. The entrance hallway leads to a generously sized living room, where large windows flood the space with natural light. The kitchen/diner is well-appointed and provides direct access to the garden, with steps leading down to a beautifully landscaped outdoor space. Upstairs, the main bedroom at the rear enjoys stunning views and a peaceful ambiance. The second bedroom, located at the front of the property, is currently used as a home office but is the second bedroom. The family bathroom is well-equipped with an over-bath shower, WC, and basin. The garden is a true highlight, offering a tiered design with a paved lower section, perfect for outdoor dining and entertaining. The privacy and serenity of this outdoor space make it an ideal spot to unwind. The added benefit of access to the storage underneath the house enhances the storage capabilities this home has. At the front of the property, you'll find dedicated off-street parking, adding to the home's convenience. The location is superb, with excellent local schools nearby, including West St Leonards Primary Academy, Saxon Mount School, and The St Leonards Academy. West St Leonards station is within easy reach, as are supermarkets and other essential amenities. This delightful home is perfect for those seeking a peaceful setting with easy access to everything West St Leonards has to offer. Don't miss the opportunity to make this house your home!

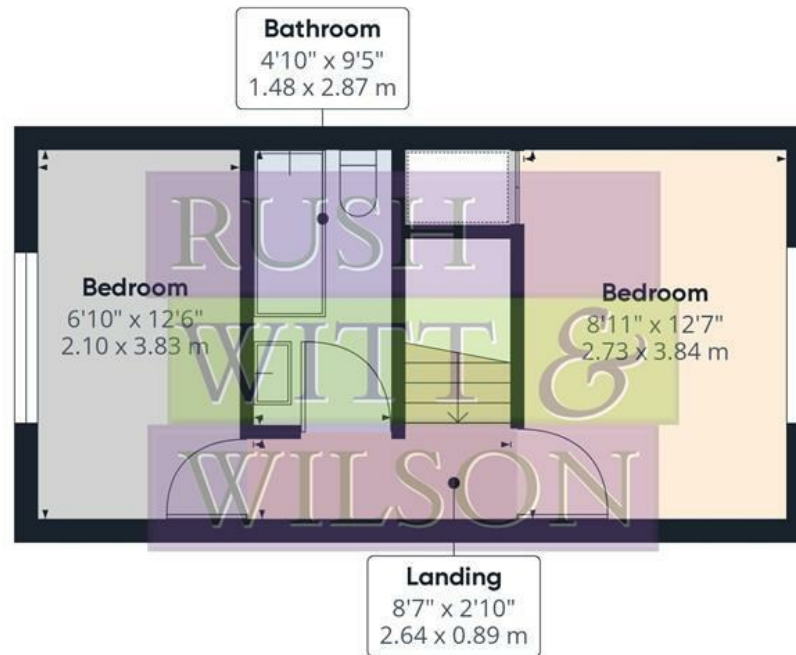








Floor 0



Floor 1

Approximate total area⁽¹⁾

608.48 ft²

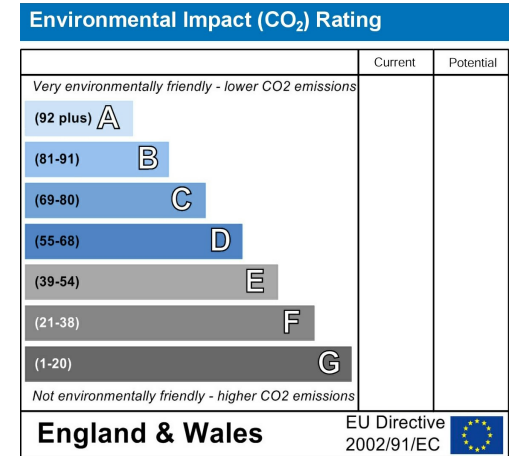
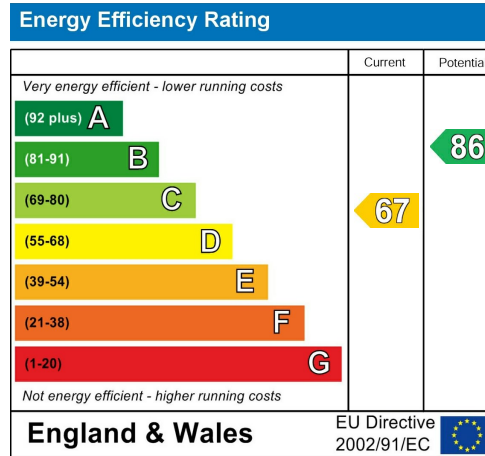
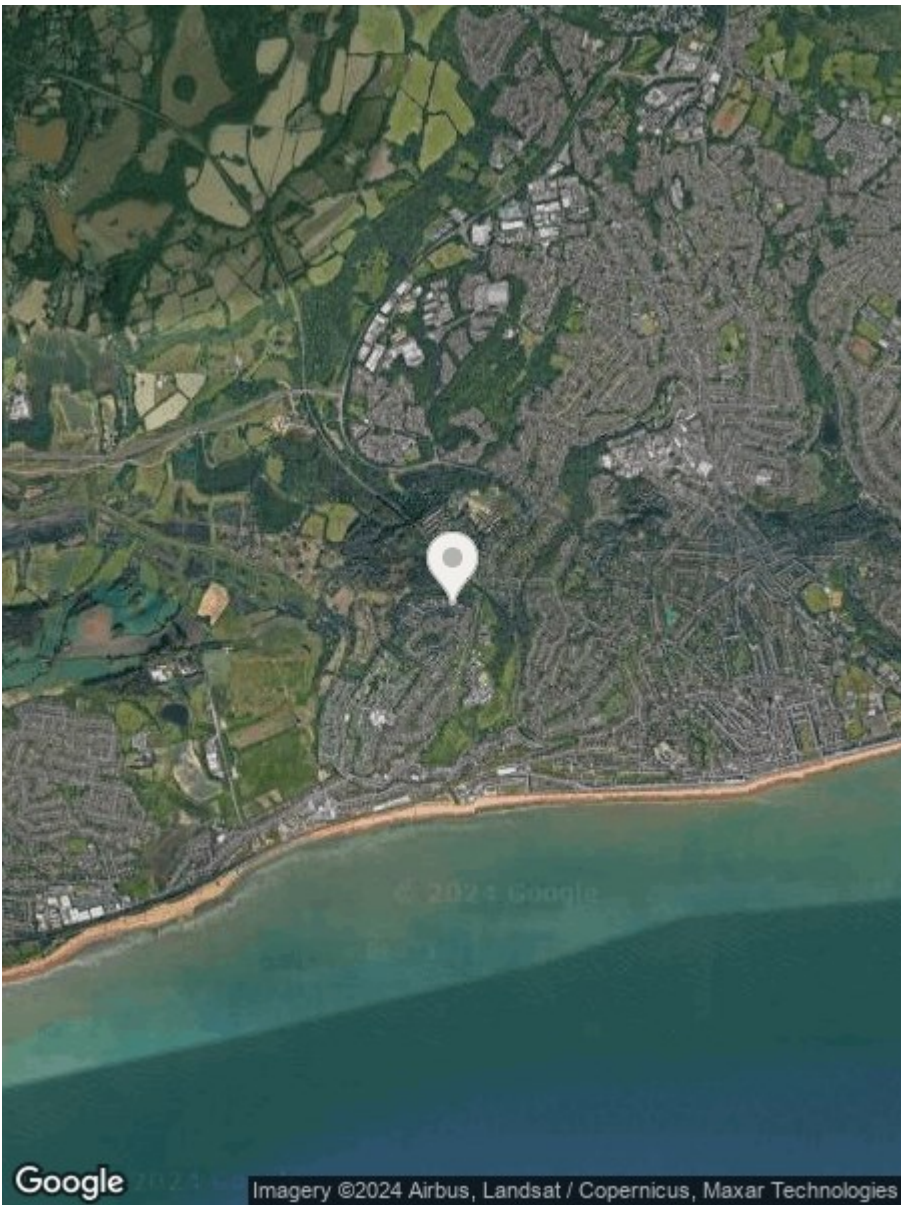
56.53 m²

(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.

Calculations are based on RICS IPMS 3C standard.

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