



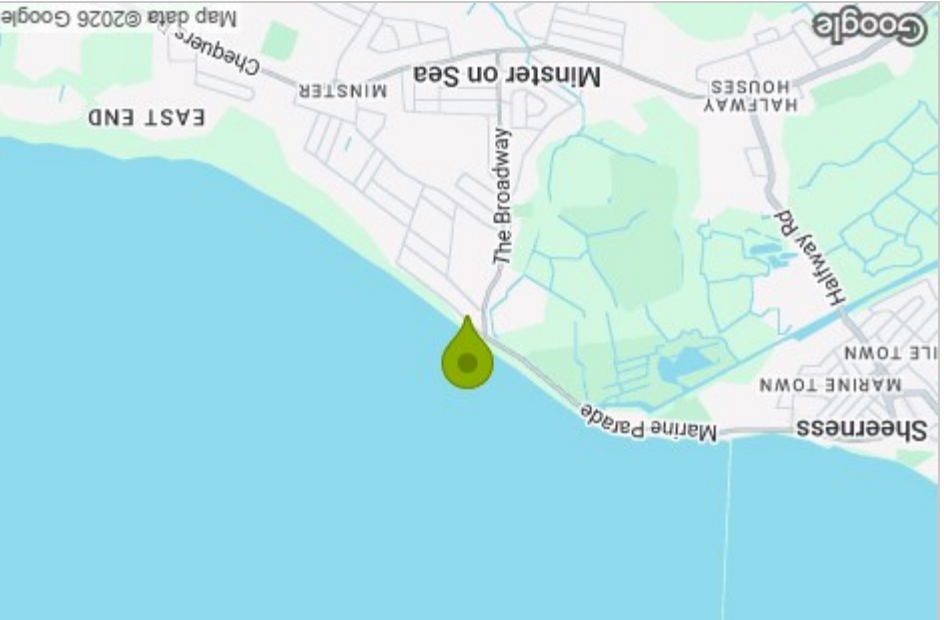
**13 The Leas**  
Minster On Sea, Sheerness, ME12 2NL  
**Guide price £565,000**

4 1 1 C

**Floor Plan**



**Area Map**



**Energy Efficiency Graph**

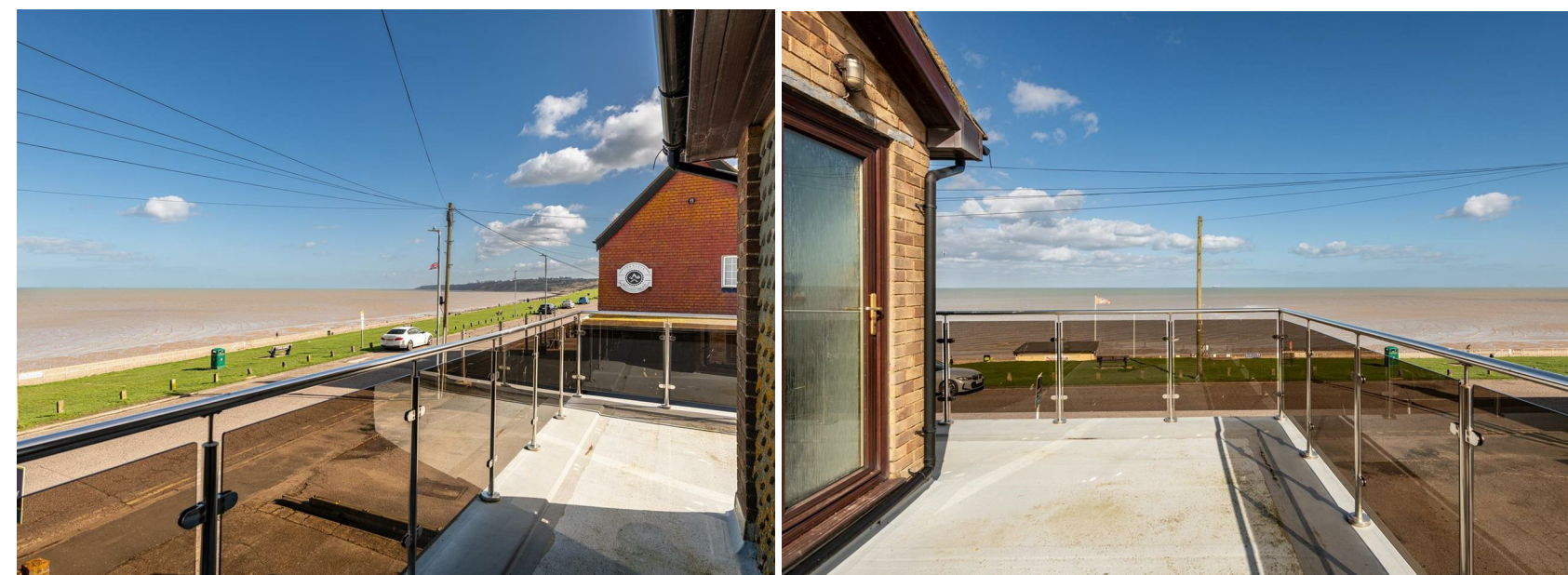
Energy Efficiency Rating	
Very energy efficient - lower running costs	Not energy efficient - higher running costs
A (81-91)	G (1-20)
B (69-80)	F (21-30)
C (55-68)	E (31-54)
D (39-54)	D (55-68)
E (21-30)	C (69-80)
F (1-20)	B (81-91)
G (1-20)	A (81-91)

Current: 69 Potential: 81

**Viewing**

Please contact our Isle of Sheppey Office on 01795 666 666 if you wish to arrange a viewing appointment for this property or require further information.

# 13 The Leas



- Frontline 4 Bed Detached House
- Large South Facing Garden
- Drive In/Drive Out Driveway With Parking
- Rare Sale, Same Family For Many Years
- Double Entrance Balcony Access And Integral Garage
- The Most Sought After Location On Isle Of Sheppey
- Stunning Panoramic Sea Views
- Breath Taking Sea Views From First Floor Balconies
- Spacious Lounge/Dinning Room

## Description

£565,000 to £595,000 Asking Price.

A one off chance to own this fantastic Frontline 4 bed detached house on the Leas , Minster -On -Sea.

In the highly sought-after location of The Leas, Minster -On- Sea, this remarkable 4 bedroom detached house offers a unique opportunity for those seeking a coastal retreat. Full panoramic sea views with a delightful balcony and balustrade, this property is perfect for enjoying the stunning vistas and tranquil atmosphere that the Isle of Sheppey has to offer.

Upon entering, you will be greeted by a large hallway leading to spacious lounge and dining room, providing an ideal space for both relaxation and entertaining. The south-facing garden is a true highlight, allowing for plenty of sunlight and outdoor enjoyment, whether it be for family gatherings or quiet afternoons in the sun.

On the first floor are 4 large double bedrooms and the main bathroom with a modern wrap around balcony with stunning sea views. Imagine waking up to sun, sea and blue sky every day or having your morning coffee on the balcony.

This rare sale presents a chance to own a home that has been cherished by the same family for many years, making it a truly special find. The drive-in/drive-out driveway adds convenience, ensuring easy access to and from the property with plenty of parking.

With its prime location and exceptional features, this 4 bedroom detached house is not just a home; it is a lifestyle choice. Embrace the coastal living experience and make this stunning property your own.

The property is in need of updating as detailed from our photos of the property present condition. .

Minster On Sea, Sheerness, ME12 2NL

