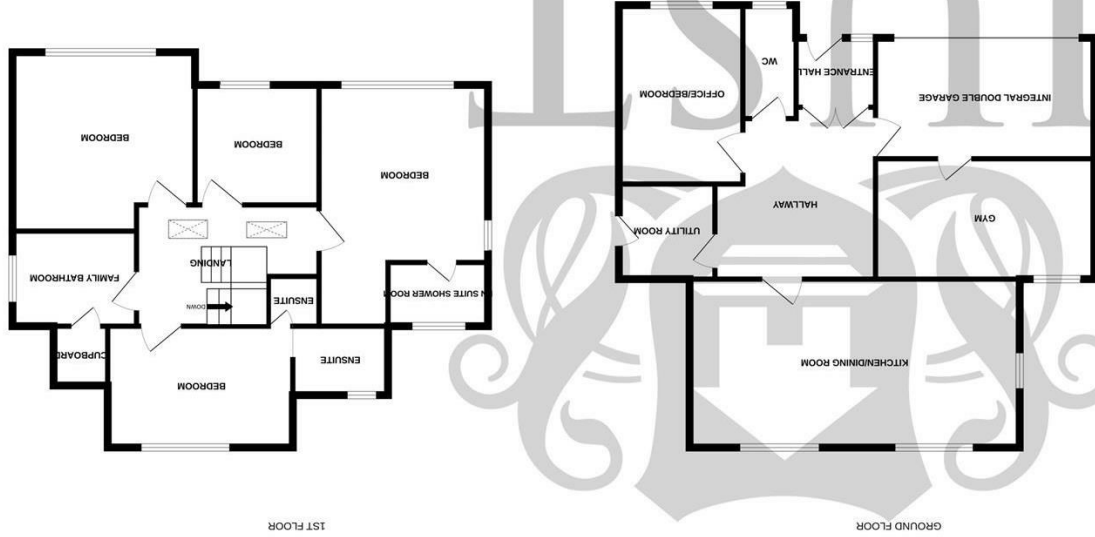
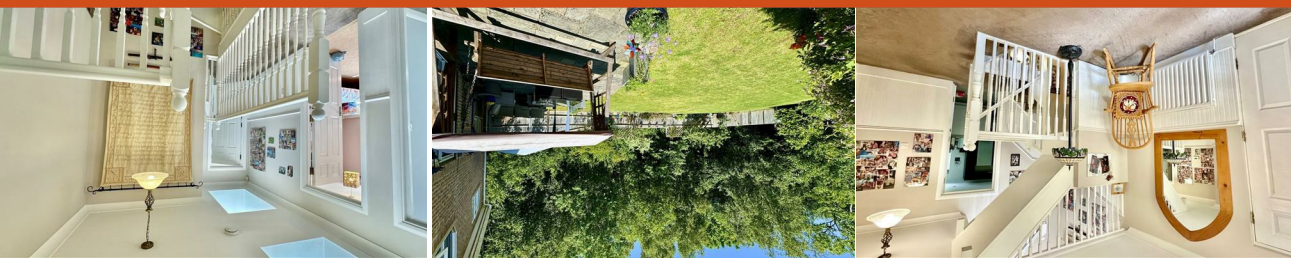


England & Wales	
EU Directive 2002/91/EC	
Very energy efficient - lower running costs	A (92 plus)
Energy efficient - lower running costs	B (81-91)
Decent	C (69-80)
Not energy efficient - higher running costs	D (55-68)
	E (39-54)
	F (21-38)
	G (1-20)
Current	64
Potential	68



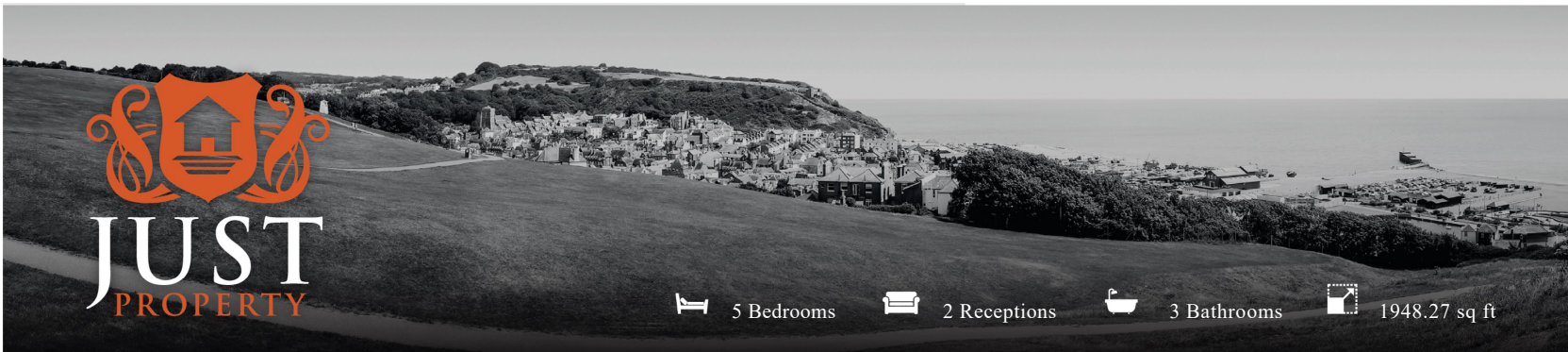
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and other items are approximate and no responsibility is taken for any omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2025



# FLOORPLANS

6 Jefferson Way, St Leonards, TN37 7TS

[www.justproperty.net](http://www.justproperty.net)



5 Bedrooms | 2 Receptions | 3 Bathrooms | 1948.27 sq ft

Freehold

# £600,000

6 Jefferson Way, St Leonards, TN37 7TS





Freehold

£600,000

5 Bedrooms 2 Receptions 3 Bathrooms 1948.27 sq ft

## PROPERTY DETAILS

Just Property are delighted to offer this exceptionally well-presented and generously proportioned detached family home, tucked away in a peaceful residential cul-de-sac in St Leonards. Ideally positioned close to beautiful countryside, yet within easy reach of the nearby towns of Bexhill, Battle, Rye, and Eastbourne, this home also benefits from excellent local schools and shopping facilities nearby.

Owned and lovingly maintained by the current vendors for over 20 years, the accommodation is arranged over three floors and offers fantastic flexibility and space throughout. The ground floor includes a large entrance hallway, cloakroom/WC, bedroom/home office, utility room, and access to the double garage (currently partly used as a gym). A real highlight is the beautifully updated kitchen/breakfast room with integrated appliances, which flows into an open-plan dining area.

On the garden level is a bright and spacious 7m+ family lounge with direct access to the rear garden, plus useful built-in storage. The first floor features a generous principal bedroom with fitted storage and a stunning en-suite shower room, a second double bedroom with its own en-suite, two further well-proportioned bedrooms, and a modern family bathroom.

Externally, the home boasts ample off-road parking, an attractive front garden, and a private, enclosed rear garden mainly laid to lawn with a patio and mature shrubs. A unique feature is a private woodland area, accessed via a gate at the rear of the garden — perfect for nature lovers or families with children.

Further benefits include double glazing, gas central heating, and a high standard of presentation throughout.

Viewing is highly recommended to fully appreciate this stylish and versatile family home. Contact Just Property, the vendor's sole agents, to arrange your appointment.



## ROOM DIMENSIONS

Front Door	Bedroom
Porch	13'8" x 11'7" (4.17 x 3.54)
Entrance Hallway	Bedroom
WC	9'1" x 8'5" (2.77 x 2.58)
7'3" x 3'11" (2.21 x 1.20)	Bath / Shower Room
Bedroom / Office	9'10" x 8'10" (3.01 x 2.70)
13'6" x 9'2" (4.13 x 2.81)	Airing Cupboard / Storgae
Utility Room	Bedroom
7'6" x 6'11" (2.31 x 2.13)	12'4" x 8'10" (3.78 x 2.70)
Kitchen / Dining Room	En Suite Shower Room
24'7" x 12'7" (7.51 x 3.85)	Double Garage
Stairs Down To	16'6" x 10'3" (5.04 x 3.13)
Storage Area	Gym Area
Family Lounge	16'7" x 8'10" (5.06 x 2.70)
24'6" x 12'5" (7.47 x 3.79)	Front Gardens
Access To Garden	Off Road Parking
Stair Up To Landing	Rear Garden
Principle Bedroom	Woodland
16'2" x 13'10" (4.94 x 4.24)	
En suite Shower Room / WC	

## FEATURES

- Quality Detached Family Home
- Four / Five Bedrooms
- Two Reception Rooms
- Beautifully Presented
- Gorgeous Gardens With Own Woodland Area To Rear
- Three Bathrooms
- Double Garage / Gym
- Off Road Parking
- Quiet Location
- Near To Schools and Facilities

