



43 Woodland Vale Road, St. Leonards-On-Sea

Guide Price £385,000



43 Woodland Vale Road

St. Leonards-On-Sea

Beautiful 1930s semi with period features, modern kitchen, open-plan living, three bedrooms, stylish bathrooms, garden, parking, near schools and stations. No onward chain.

Ready to move in.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- 1930's Semi Detached House
- Character Features including panelled ceilings.
- Three Bedrooms
- Off Road Parking for Two Cars.
- Private Rear Garden
- Stunning Kitchen with appliances and bi-fold doors to garden.
- Elegant modern Bathroom
- Downstairs WC and Wetroom
- Great Open-plan Reception Spaces
- No Onward Chain
- Gas Central Heating and Double Glazing

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Entrance Hallway Welcoming space with a double-glazed front door, radiator, storage, and stairs to the first floor.

Downstairs WC and Wetroom Modern wet room with floor-to-ceiling tiles, low-level WC, wash basin, natural light, and underfloor heating.

Open Planned Living Area

Lounge (12' 5" x 16' 8") Bright lounge with a window, panelled ceilings, tall radiator, and cosy log burner.

Dining Room (11' 5" x 16' 8") Inviting space with utility cupboard and tall radiators.

Kitchen Stylish kitchen with an island, stone countertops, sky lantern, bi-fold doors, and built-in appliances.

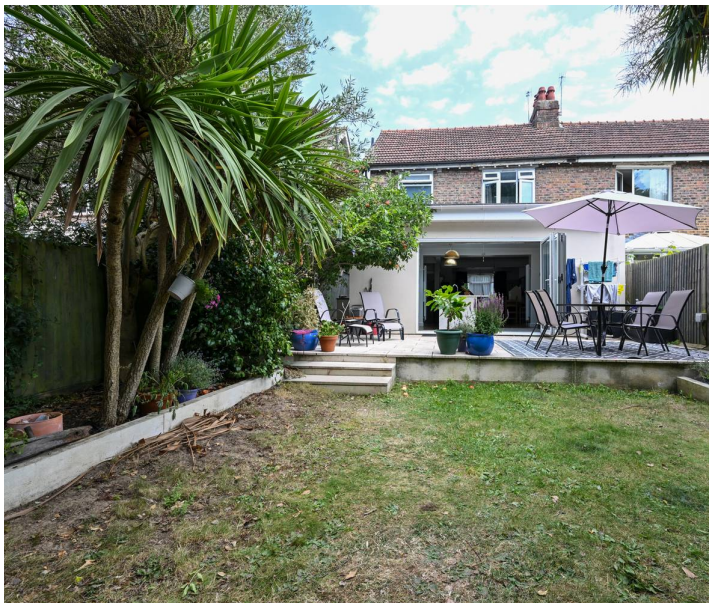
First Floor Landing Characterful landing with panelled ceilings and access to the loft.

Bedroom One (12' 6" x 12' 4")

Bedroom Two (13' 5" x 11' 4")

Bedroom Three (8' 1" x 7' 0")

Modern Bathroom Bath with rain shower, concealed WC, and window for natural light.





REAR GARDEN

Experience the charm of a generously sized patio that basks in the preferred southwesterly aspect, perfect for soaking up the sun. This outdoor space seamlessly flows onto a level lawn, ideal for gatherings or relaxation. The property features a fenced boundary adorned with mature trees and lush shrubs, providing both privacy and a touch of nature. Among the greenery, you'll find a lovely apple tree that adds to the ambiance. Additional features include a timber shed for storage and a convenient side gate leading to the front of the property.

FRONT GARDEN

The front garden features a spacious hardstanding driveway that accommodates two cars, flanked by a flower bed. A charming gabled oak porch welcomes you to the front door, creating an inviting entrance. Timber log store. Additionally, a side gate provides convenient access to the rear garden.

DRIVEWAY

2 Parking Spaces



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