



THE MOUNT  
ST LEONARDS ON SEA

£850,000  
*Freehold*

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# CROFT



## THE MOUNT, ST LEONARDS ON SEA

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Occupying a prominent position on The Mount, a sweeping semi-circle of Decimus Burton townhouses, this detached four-bedroom house was converted in the 1930s from a former Victorian coach house. The exterior is characterised by its red brick elevations and distinctive hung tiles to the rear, while within, a palette of rich greens, soft pinks, and warm neutrals complements the original period detailing.

### Inside

Entry is via a traditional front door set beneath a timber porch, where stained glass draws a coloured light into a large entrance hall. Painted in a blush pink with contrasting black trims, the hallway retains a distinct 1930s character, punctuated by glass bricks and a curved metalwork banister. Set to the left of the plan, double doors with reeded glazing, a consistent detail throughout the house, opens into an expansive, double reception. Bold forest green walls define the space, grounded by soft neutral carpeting in the seating area at the front. This space is centred around an open fireplace with a black wooden surround and gloss black hearth tiles.



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The plan flows through a wide wooden arch toward a dining area at the rear, where parquet-style flooring runs underfoot beneath inset shelving. From here, timber doors open directly onto the walled garden. Positioned on the opposite side of the entrance hall, the kitchen and informal dining area occupies the entire depth of the footprint. Soft yellow timber cabinetry is topped with terrazzo style tops, alongside a walk-in pantry and practical under-stair storage. The generous dining area captures the morning sun, bordered by a second set of timber doors at the rear leading into the garden. Adjacent, a south-facing glazed garden room provides a sunny refuge, its green walls resonating views of the planting outside. A cloakroom WC completes the floor. Stairs rise to the first-floor landing, where distinctive glossy black portholes punctuate the curved, apple-green wall of the balustrade. Four bedrooms are arranged around the landing, each retaining their original 1930s window pelmets and detail. The principal bedroom sits to the front of the plan, facing south with broad views over the adjacent resident's tennis courts, decorated in a restrained scheme of green and taupe, with crisp black mouldings. Positioned alongside, the family bathroom holds a period appropriate suite, including a panelled bath with geometric green glass detailing. A characterful stepped design of gloss black and white tiling lines the walls.



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A characterful stepped design of gloss black and white tiling lines the walls. Three further double bedrooms occupy opposite ends of the plan. One faces east over the garden and is finished in a warm butter yellow, while the another, currently configured as a study, faces east over the garden with views of the sea to the south. A final double bedroom completes the floor, washed with a gentle palette of pink and lilacs.

## Outside

A walled garden with established cottage-style planting envelopes the east and south elevations, layered with mature shrubs, evergreens and annual colour. Bordered beds are arranged around areas seating. A large driveway is positioned to the front, offering off street parking for several cars.

## Area

St Leonards Gardens and the promenade are moments away, while a short stroll takes you to the creative hub of St Leonards, with Norman Road and Kings Road offering an abundance of independent shops, restaurants and galleries. The eclectic Hastings Old Town is also within walking distance. St Leonards mainline station is close by, providing a direct link into Central London.





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