







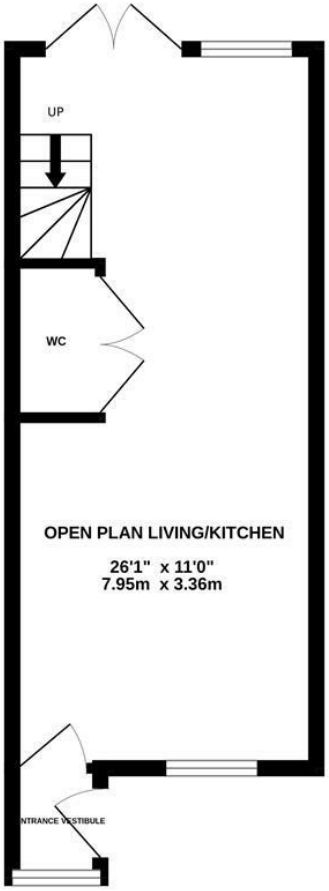
Rossetti Gardens, St. Leonards-On-Sea TN38 9AP

Offers in excess of £250,000

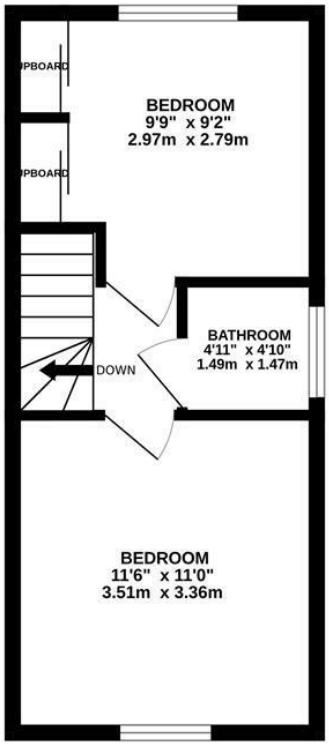
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A well presented TWO BEDROOM semi-detached home with OFF ROAD PARKING, set in a convenient position on the Northern outskirts of St Leonards on Sea within easy reach of shops, the A21 and the historic Town of Battle. Central St. Leonards provides a range of local stores, award winning eateries, the beach and a mainline railway station with connections to London. Spanning two storeys, the ground floor comprises of an enclosed ENTRANCE PORCH, leading into the spacious OPEN PLAN LIVING SPACE which enjoys a MODERN KITCHEN with high gloss fitted units, plenty of space for a full dining table and access to the rear garden, together with a W/C. The two DOUBLE BEDROOMS are positioned on the upper floor, with the rear bedroom benefitting from BUILT-IN STORAGE, together with the FAMILY BATHROOM where there is a bath with shower and screen over. Externally, the rear garden offers an area of decking, perfect for dining al-fresco, followed by an EXPANSE OF LAWN and handy storage shed. Whilst to the front of the property there is a DRIVEWAY providing OFF ROAD PARKING for one vehicle. Set in a convenient location this fantastic property would make the perfect first time home and is not to be missed.

GROUND FLOOR
300 sq.ft. (27.9 sq.m.) approx.



1ST FLOOR
288 sq.ft. (26.7 sq.m.) approx.



TOTAL FLOOR AREA : 588 sq.ft. (54.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, 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.
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