

# Abbott & Abbott

Estate Agents, Valuers and Lettings



6 Barn Court, St. Leonards-On-Sea, TN37 7UJ

£215,000



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£215,000

# 6 Barn Court

St. Leonards-On-Sea, TN37 7UJ

- ONE BEDROOM HOUSE
- CONSERVATORY
- BATHROOM
- 35 FT REAR GARDEN
- DOUBLE GLAZING/ECONOMY SEVEN HEATING
- 20FT LIVING/DINING ROOM/KITCHEN
- BEDROOM
- FRONT GARDEN
- GARAGE
- QUIET CLOSE - WALKING DISTANCE TO CONQUEST

Abbott and Abbott are delighted to have instructions to sell this most attractive well cared for 1990s built one bedroom house located in a quiet close.

The property has been extended by way of a conservatory and has well planned ground floor accommodation with a kitchen, dining area and separate living room. On the first floor there is a bedroom and bathroom.

Outside there is a front garden, 35ft rear garden with a patio and a garage

The house has economy seven heating and double glazing.



## LIVING ROOM/DINING AREA/KITCHEN

20'9" x 10'9" (6.35 x 3.28)

## CONSERVATORY

12'3" x 9'6" (3.75 x 2.91)

## LANDING

## BEDROOM

12'0" x 10'9" (3.66 x 3.30)

## BATHROOM

## FRONT GARDEN

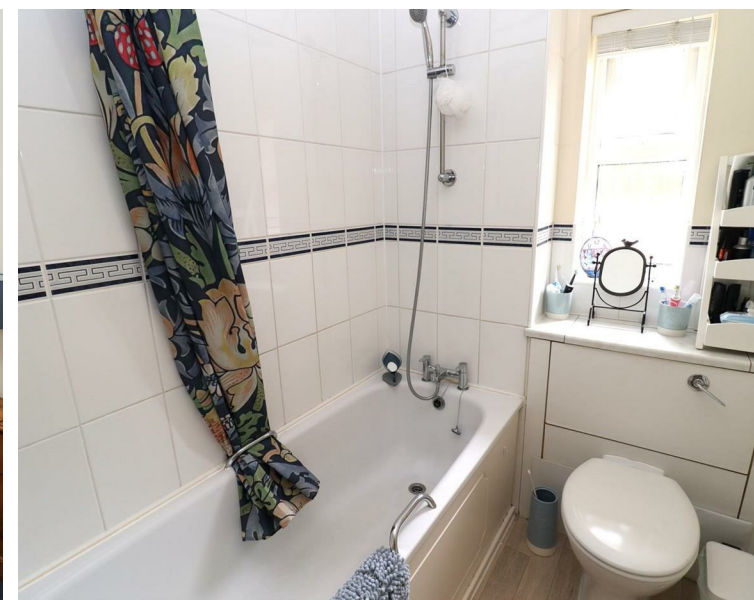
## REAR GARDEN

35 (10.67m)

## GARAGE





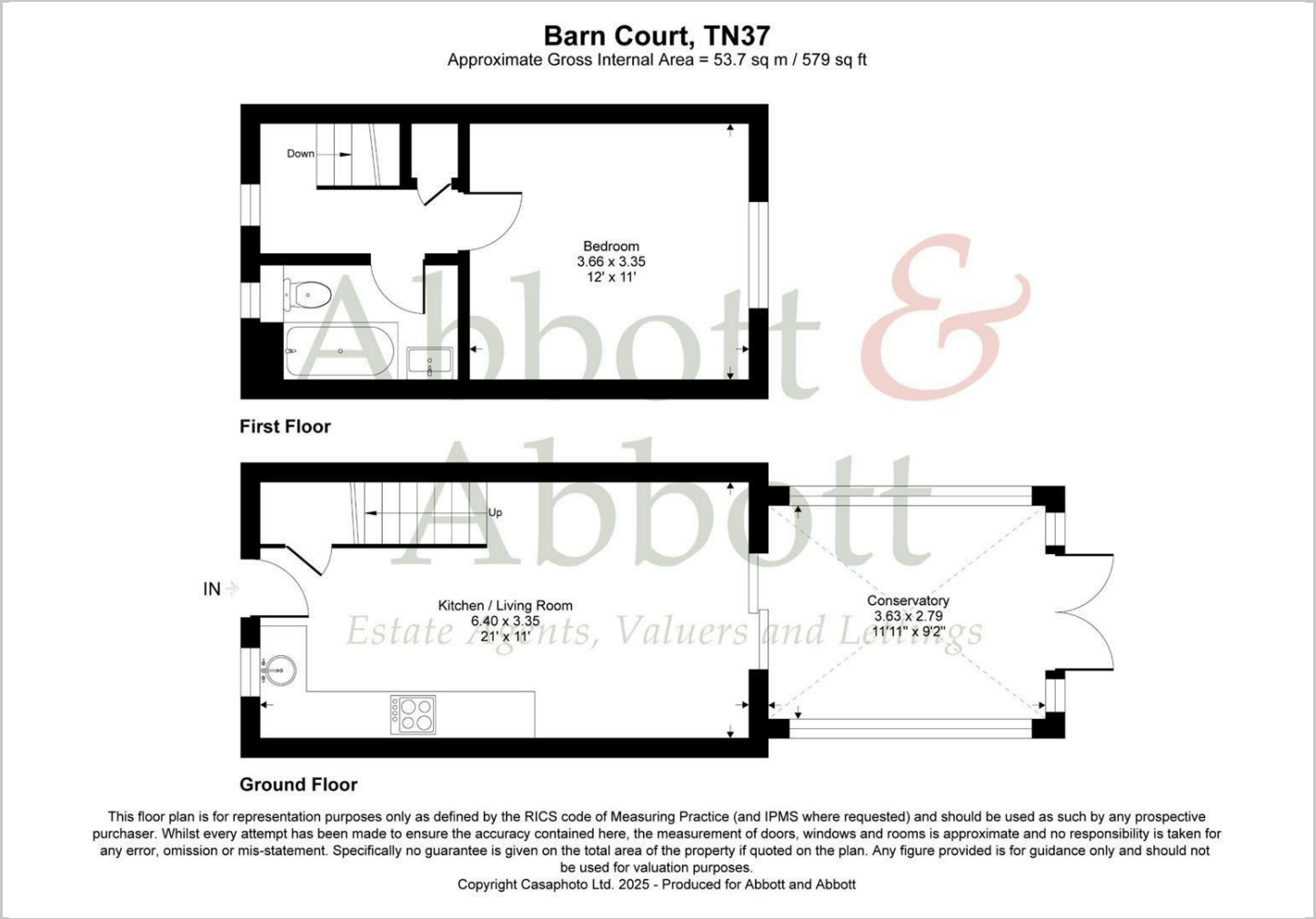








Floor Plans

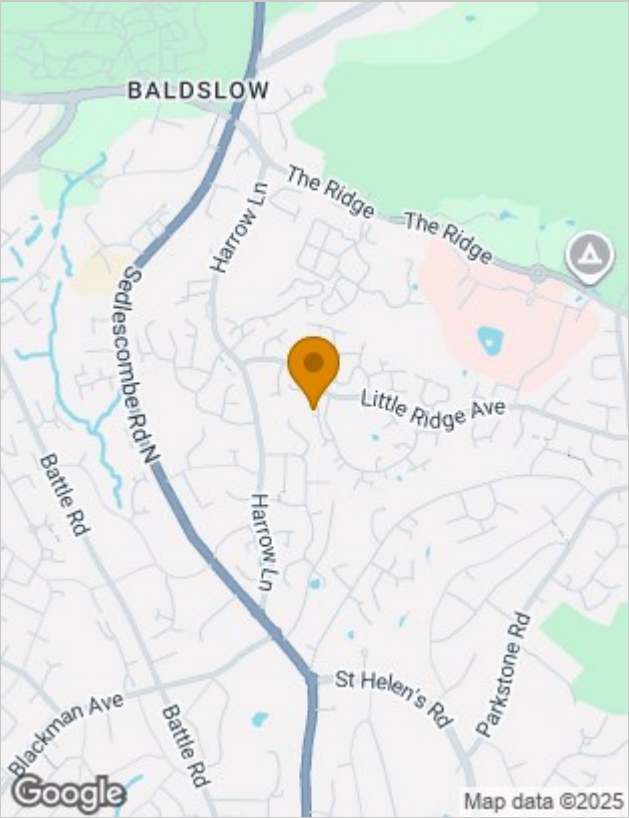


Viewing

Please contact our Sales Office on 01424 212233 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Location Map



Energy Performance Graph

