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Shirley Drive, St. Leonards-On-Sea, TN37 7JW

£1,595 Per Calendar Month



# Oliver & Bailey

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**Porch**

**Entrance Hall**

**Living Room**

16'4" x 11'10" (4.98m x 3.61m)

**Dining Room**

14'0" x 8'11" (4.27m x 2.74m)

**Ground Floor Shower Room**

**Kitchen**

14'9" x 9'3" (4.50m x 2.82m)

**First Floor Landing**

**Bedroom One**

11'1" x 8'9" (3.38m x 2.67m)

**Bedroom Two**

12'2" x 9'8" (3.71m x 2.95m)

**Bedroom Three**

9'4" x 6'0" (2.87m x 1.85m)

**Bathroom**

**Garage/ Store Room**

**Garden**



**Furnished Options: Unfurnished**

**Council Tax Band: C**

**Available Date: 13th March 2026**

**Oliver  
& Bailey**

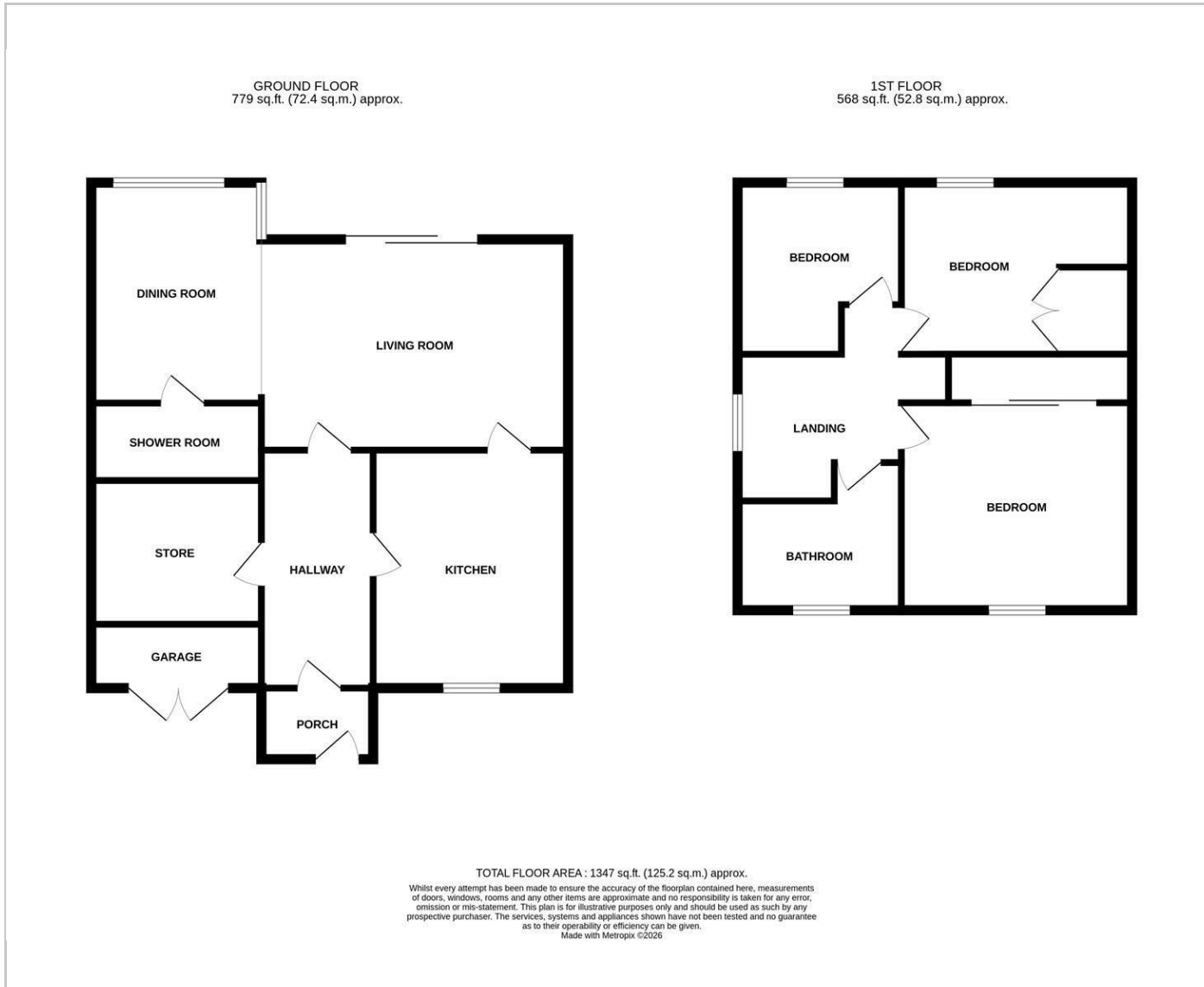
**THREE BEDROOM SEMI-DETACHED HOUSE WITH GARAGE ...** Call Georgia or Robyn to view this well presented three bedroom family home.

Located within a popular residential road within St Leonards on Sea, the property is within walking distance to the Conquest Hospital, bus routes to Hastings Town Centre and Alexandra Park.

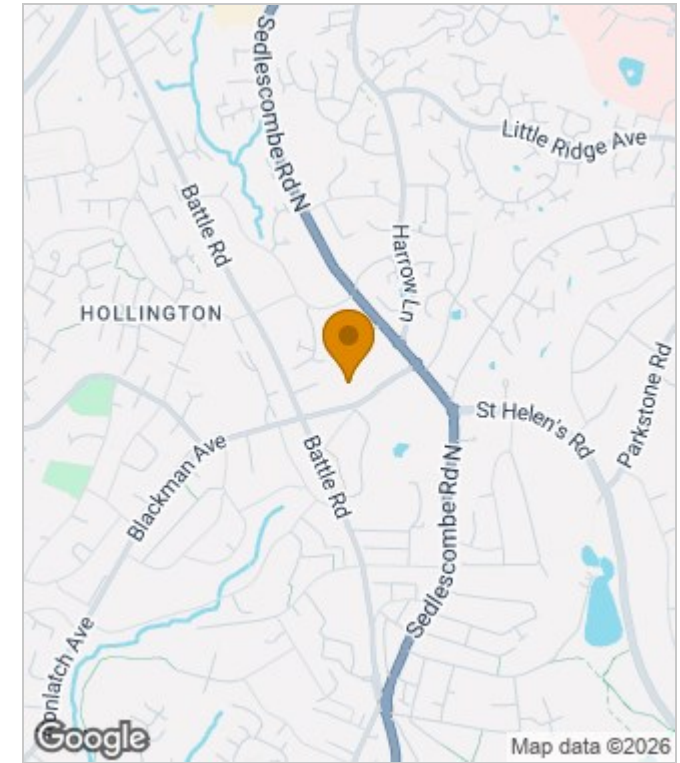
The property offers bright accommodation throughout and comprises a spacious living room / diner, down stairs shower room, modern fitted kitchen with integrated oven and hob. There are three good sized bedrooms and bathroom with shower over bath. Externally the property offers a low-maintenance rear garden.

Further benefits to the property are gas central heating, double glazing and driveway parking.

# FLOORPLAN



# AREA MAP



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			83
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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