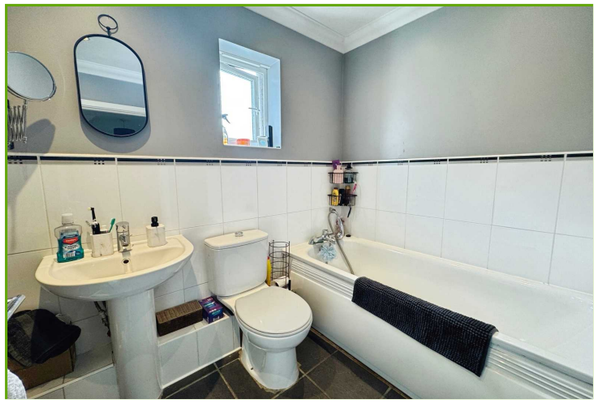
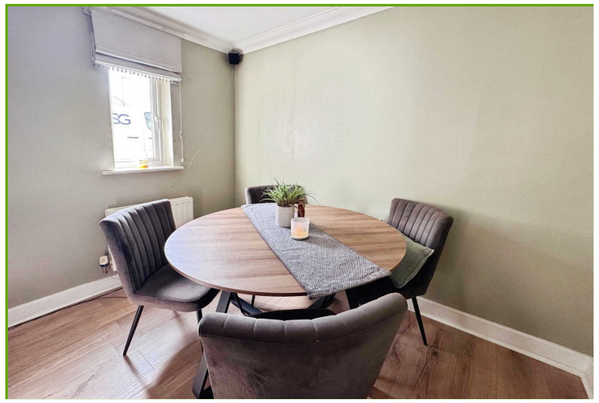
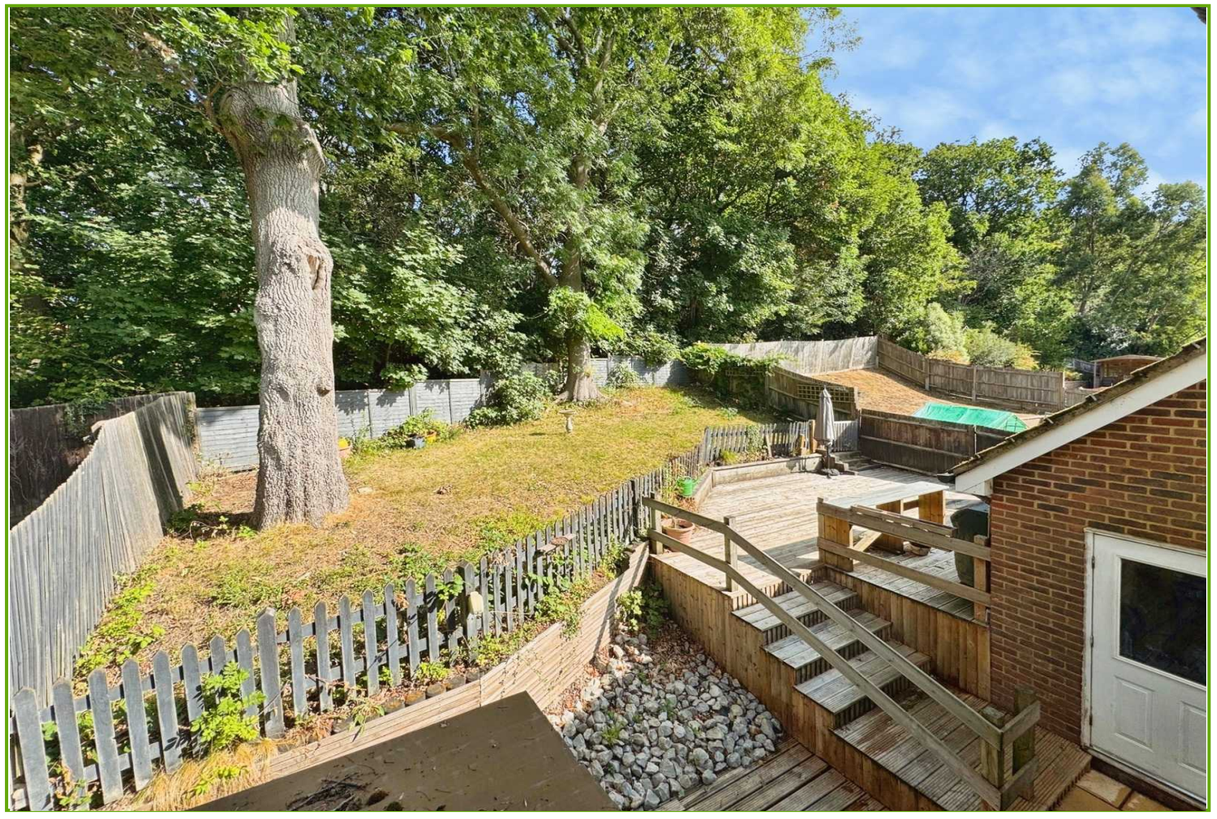




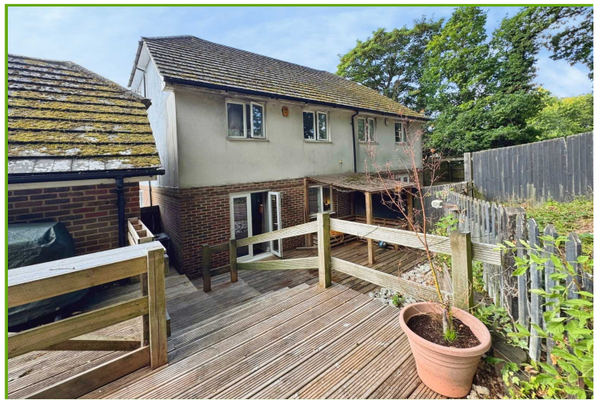












Fleetwood Close, St. Leonards-on-Sea, East Sussex, TN37

Asking Price: £300,000

Tenure: Freehold

YOUR MOVE

your-move.co.uk

The Property Ombudsman

Fleetwood Close, St. Leonards-on-Sea, East Sussex, TN37

Asking Price: £300,000 Tenure: Freehold

Council Tax Band: C
EPC Rating: C
Local Authority: Hastings Borough Council

Other important information which you will need to know about this property can be found at your-move.co.uk

Located in a popular modern development in the Little Ridge area of St Leonards on Sea is this deceptive three bedroom attached home. In our opinion this property is presented to a high standard and benefits from off street parking, garage and spacious garden. The property itself is situated away from roads and accessed via a footpath towards the corner of the development. Internally the property has a shaker style kitchen and open plan lounge/Diner. There is a family bathroom, en-suite shower room to the main bedroom and a ground floor w/c. Being sold with no onward chain. Please call the vendors agent for more details and to arrange a viewing.

GROUND FLOOR

Entrance Hall
Wood laminate flooring flooring. Single radiator. Carpeted stairs to first floor landing. Under stairs storage cupboard. Doors to all ground floor rooms. Coving to ceiling.

w/c
Tiled flooring. Part tiled walls. Low level flush w/c and pedestal wash hand basin. Single radiator. Coving and spot lighting to ceiling.

Lounge/Diner
17'5" (5.30) max x 16'5" (5.01) max
Wood laminate flooring. Single radiator and double radiator. UPVC Double glazed window to rear and side aspects. UPVC Double glazed double doors to rear aspect leading to garden. Coving to ceiling.

Kitchen
11' x 9' (3.35m x 2.74m)
Tiled flooring. Part tiled walls. Single radiator. UPVC Double glazed window to side aspect. The kitchen comprises a range of shaker style wall and base units with a rolled edge work surface over and a one and a half bowl stainless steel sink and drainer inset. Fitted oven, hob and extractor. Spaces for washing machine and American style fridge/freezer. Spot lighting and coving to ceiling.

FIRST FLOOR

Landing
Carpeted flooring. Single radiator. Doors leading to Bedrooms and Bathroom. Built in airing cupboard housing hot water tank. Loft hatch and coving to ceiling.

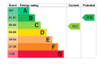
Bedroom 1
11'1" x 12'2" (3.38m x 3.7m)
Carpeted flooring. Single radiator. UPVC Double glazed window to side aspect. Built in wardrobe with sliding doors. Door leading to En-suite shower room. Coving to ceiling.

En-Suite Shower Room
6'6" x 5'11" (1.98m x 1.8m)
Wood laminate flooring. Part tiled walls. Single radiator. The white suite comprises a low level flush water closet, unit housed wash hand basin and shower cubicle with glass retracting door and a wall mounted shower attachment fitted over. Spot lighting and coving to ceiling.

Bedroom 2
10' x 8'8" (3.05m x 2.64m)
Carpeted flooring. Single radiator. UPVC Double glazed window to rear aspect overlooking garden. Coving to ceiling.

Bedroom 3
11'6" x 7'5" (3.5m x 2.26m)
Carpeted flooring. Single radiator. UPVC Double glazed window to rear aspect overlooking garden. Coving to ceiling.

Bathroom
6'10" x 5'8" (2.08m x 1.73m)
Tiled flooring. Part tiled walls. Single radiator. UPVC Opaque Double glazed window to side aspect. The white suite comprises a low level flush w/c, pedestal wash hand basin and panel enclosed bath with a wall mounted shower attachment fitted over. Spot lighting and coving to ceiling.

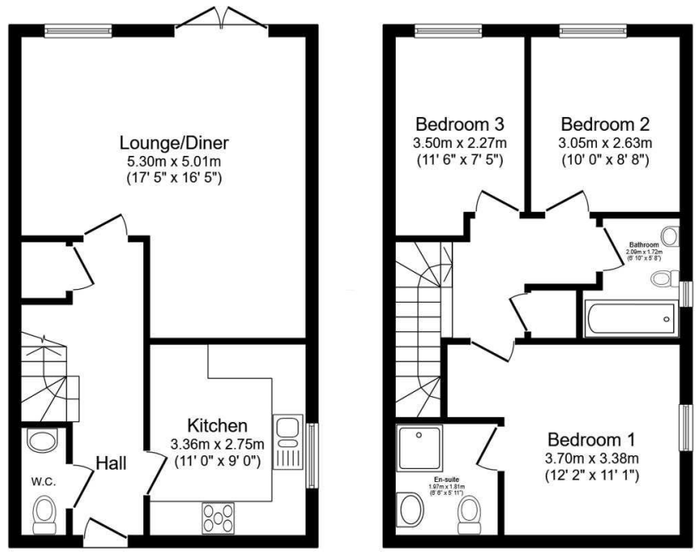

For full EPC please contact the branch.

OUTSIDE

Driveway
Parking space for a vehicle located in front of the properties garage.

Garage
Single garage in bloc located next to the property. Access door to rear garden.

Rear Garden
A Spacious fence enclosed garden with great decked entertaining spaces. Area of lawn. Backing onto woodland.



Total floor area: 87.8 sq.m. (945 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

YOUR MOVE
your-move.co.uk

Your Move is a trading name, independently owned and operated under licence from your-move.co.uk Limited, by Move South Limited (company number 14729689), registered in England at 8/12 Military Road, Chatham, Kent ME4 4JA. VAT registration no: 437119106.

All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Your Move.