



OAKFIELD



Boscobel Road, St. Leonards-On-Sea

£2,000 Per Calendar Month



4



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SUMMARY

This beautifully presented four-bedroom semi-detached house, located in the desirable St Leonards area, has now become available.

The property offers an excellent mix of period charm and contemporary finishes, arranged over multiple levels and within easy reach of the seafront, local amenities, and both West St Leonards and Warrior Square train stations.

The entrance level comprises a bright and spacious living room with original wooden flooring and a feature fireplace, with adjoining doors leading into a second reception room, also accessible via the main hallway.

Downstairs on its own level is a generously sized additional room, further down there is the kitchen/breakfast room is a standout feature of the home, fitted with freestanding units, a chimney breast with cooker insert, and bi-folding double-glazed doors that open out to a private courtyard-style garden.

Moving up, the first level of the house hosts the large family bathroom, complete with freestanding oval bath, twin wash basins, overhead shower, bidet, and WC.

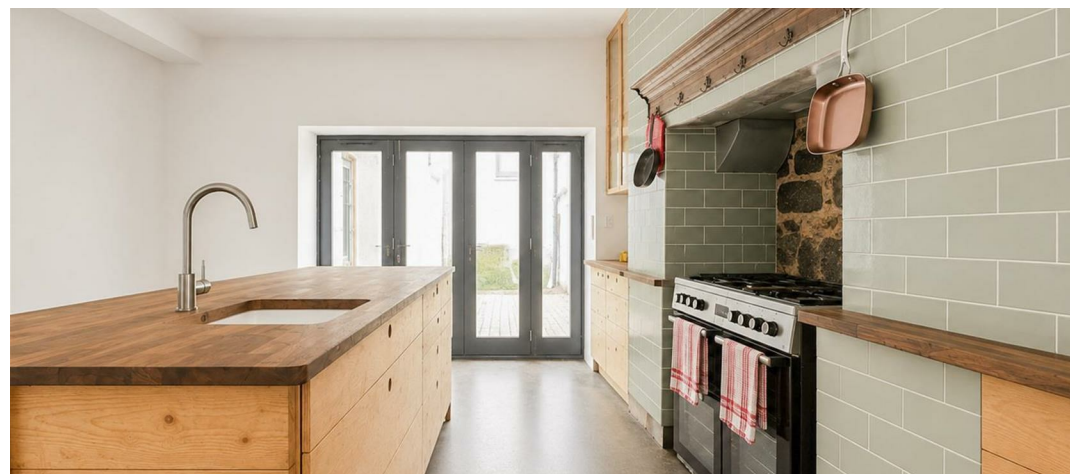
On the next level are two double bedrooms, including the main bedroom which benefits from exposed brickwork, wooden floors, and its own en-suite shower room.

The fourth bedroom sits on the top level, offering fantastic space, and plenty of natural light.

Additional benefits include gas central heating, partial double glazing, and a prime coastal location.

Please note:

An annual household income of £60,000 will be required for the affordability criteria of this property.
Available Mid October 2026.





Kitchen

15'1" x 14'2"

Dining Room

17'2" x 12'4"

Living Room

20'11" x 13'3"

Reception Room

13'3" x 13'3"

Bedroom One

21'1" x 11'5"

Bedroom Two

13'10" x 13'3"

Bedroom Three

14'7" x 10'7"

Bedroom Four

14'9" x 10'2"

Bathroom

15'8" x 11'10"

WC

8'8" x 3'3"

Ensuite

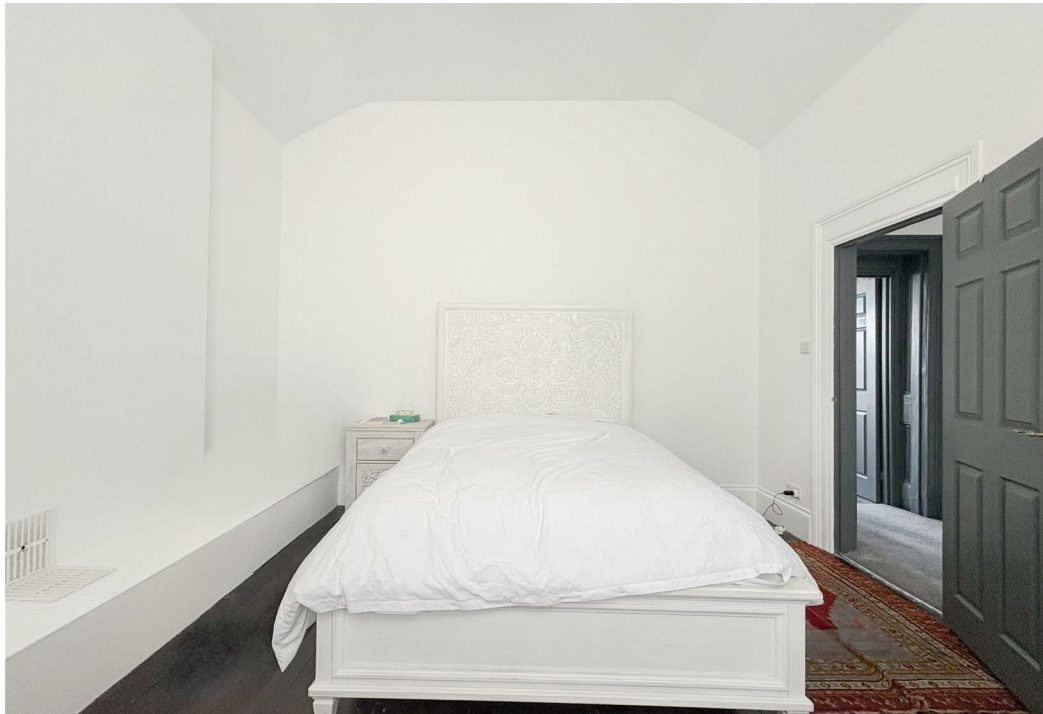
7'4" x 6'8"

Council Tax Band C - £2,379.19 Per Annum















INFORMATION

Local Authority

Hastings Borough Council

Council Tax Band

C

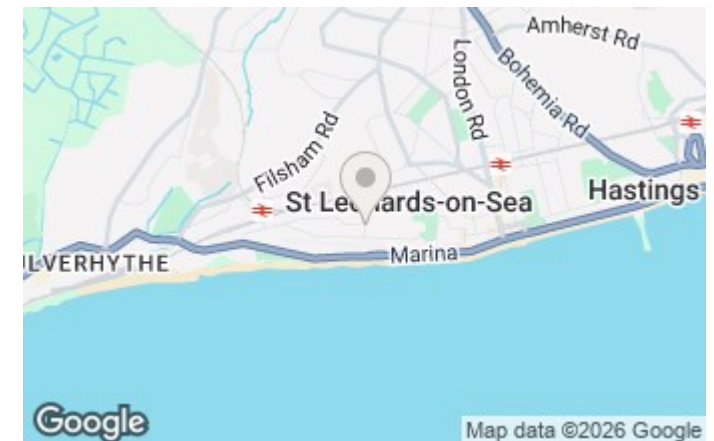
Opening Hours

Monday to Friday	9.00am - 5.30pm
Saturday	9.00am - 4.00pm

Viewings

Please contact us on 01424 446644 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Floorplan



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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Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G		61	77
<i>Not energy efficient - higher running costs</i>			

England & Wales

EU Directive
2002/91/EC

