

Gillsmans Hill, St. Leonards, TN38 0FY

Offers Around £310,000

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Deceptively Spacious Three Bedroom Home in Sought-After St Leonard's.

This impressive three bedroom property boasts a stunning interior, meticulously finished to an exceptionally high standard. New carpets and sleek finishes throughout create a bright and welcoming atmosphere, perfect for modern living.

The inviting entrance hall features handy storage, while the fully fitted kitchen is equipped with integrated appliances, an electric oven, and gas hob. The efficient boiler, just one year old, ensures a warm and cosy home.

The beautiful lounge diner is filled with natural light, and double doors lead seamlessly into the garden, creating an ideal space for entertaining and a natural flow between the living and garden space.

Two spacious bedrooms on the first floor enjoy an abundance of natural light and this floor also has the stylish shower room which boasts a rainfall shower, modern glass screen, and feature lighting, all set against sleek marble tiling.

The stunning master bedroom is situated on the second floor, complete with a bespoke shower, cleverly designed dressing area, and Dorma window with a lovely leafy outlook.

Outside, the property benefits from a low-maintenance garden, beautifully laid to patio and high-quality Astro turf, along with a convenient parking space. Side access to the garden provides a safe and secure space for garden storage. In addition to a dedicated off road parking space.

Located in a highly sought-after area of St Leonard's, a vibrant coastal community, St Leonard's is known for its elegant Victorian architecture, thriving arts scene, and independent cafés, restaurants, and galleries.

The area offers easy access to the seafront promenade, beautiful green spaces like Alexandra Park, and excellent transport links to Hastings, London, and beyond.

Whether you're drawn to the lively local culture, scenic walks, or the convenience of nearby amenities, this location provides a lifestyle that's both relaxed and well-connected.

























Living Room
17'5" x 15'4" (5.31m x 4.68m)

Kitchen
10'8" x 8'4" (3.25m x 2.54m)

Bedroom One
15'5" x 10'9" (4.70m x 3.28m)

Bedroom Two
15'5" x 10'9" (4.71m x 3.28m)

Bedroom Three
19'9" x 11'10" (6.02m x 3.61m)

Shower Room
7'7" x 6'2" (2.31m x 1.88m)

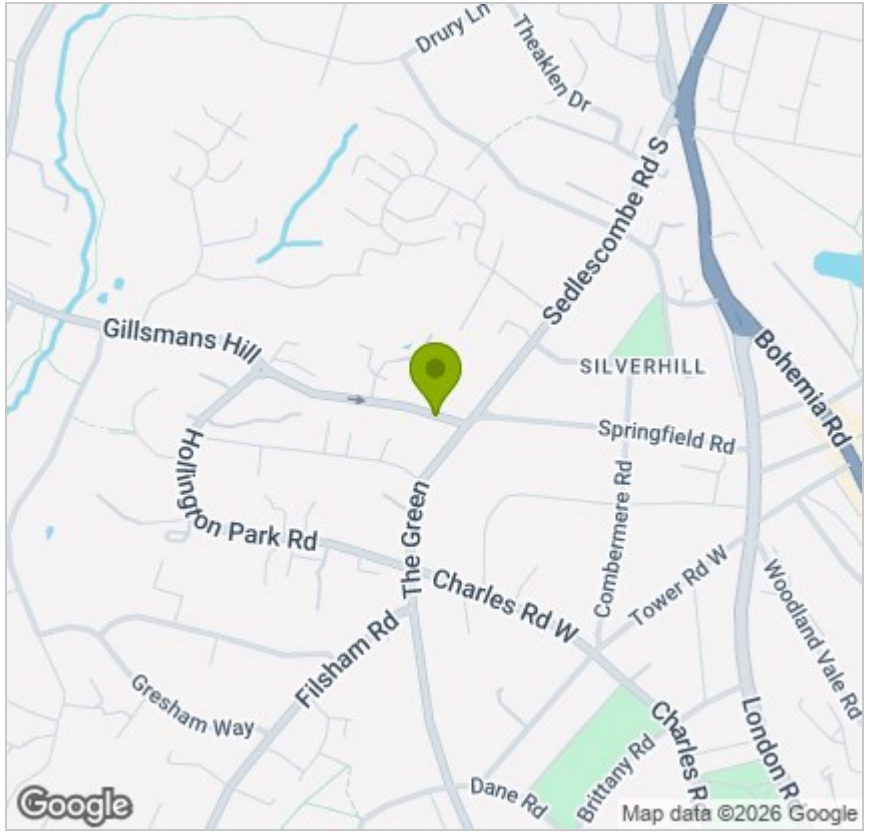
Council Tax Band - D £2,676.58 Per Annum

Additional Information
Under the terms of the Estate Agency Act 1979 (Section 21) please note that the owner of this property is associated with "Oakfield Estate Agents".

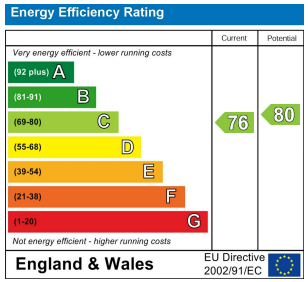
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact us on 01424 224700
if you wish to arrange a viewing appointment for this property or require further information.

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12 Sackville Road, Bexhill on sea, East Sussex, TN39 3JL
Bexhill@oakfieldproperty.co.uk
01424 224700
www.oakfieldproperty.co.uk