



OXFORD FAMILY ESTATES
Property Sales and Services



St. Leonards Drive, Chapel St. Leonards

£120,000

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Oxford Family Estates bring to the market a characterful 2 Bedroom Detached Bungalow of Non Standard Construction with a kitchen, wet room bathroom and off road parking. It would be great for anyone down sizing or looking for a holiday home with no ground rent to pay as it is freehold.

Porch 6.03m 0.98m (19'9" x 3'2")

Lounge/diner 6.19m x 3.61m (20'3" x 11'8")

Master Bedroom 3.96m x 2.79m (12'11" x 9'1")

Kitchen 3.35m x 3.07m (10'11" x 10')

Bedroom 2 3.32m 3.03m (10'10" x 9'11")

Bathroom 2.03m x 1.66m (6'7" x 5'5")

Outdoor

South facing front garden which is mainly stoned with raised flower beds and a seating area. There is access to both sides of the property one housing the oil tank and in the rear garden there is a shed. Concrete slope leading up to alternative entrance to the property through the kitchen.

Note

Please note the property is Non Standard Construction and will need to be a cash purchase.





Floorplan is indicative of layout only and should not be used for accurate measurement or structural purposes.

- Detached Bungalow
- Two double bedrooms
- Wet Room Bathroom
- Lots Of Character
- Off Road Parking
- Oil Central Heating
- Short walk to beach
- Freehold
- Non Standard Construction
- Tax Band A, EPC Rating F



Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F	33 F	
1-20	G		



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