

# JOHN BRAY & SONS



43 Potter Street  
, St Leonards-On-Sea, TN37 7GF

£1,650 Per Calendar Month



## 43 Potter Street

, St Leonards-On-Sea, TN37 7GF

\*First month rent free – with key workers receiving an additional two weeks' rent free\*. The property: a selection of three-bedroom unit types starting from £1650pcm, located within the exclusive Ashdown House development on the Northern outskirts of St. Leonards. The accommodation comprises a living room with patio doors opening to the large enclosed rear garden, there is a separate kitchen fitted with modern units which house high quality Bosch integrated appliances and there is a downstairs w/c. There is hardwearing but stylish wood effect Amtico flooring which flows throughout the main living spaces and on the first floor there are three bedrooms fitted with newly laid carpet, together with a luxury family bathroom where there is a bath with a shower and screen over. The main bedroom also benefits from built-in wardrobes. There are two allocated parking spaces, fitted with an electric vehicle charging point and some units will be available with a single car port. Additional visitor spaces are available throughout the development.

The location: the development is enviably positioned within walking distance to a local shops, a superstore, retail park and within easy reach of good bus routes and access to the A21. Hastings, St. Leonards Warrior Square and Battle all benefit from mainline railway stations offering connections to Brighton, London and Ashford International. The Conquest Hospital is 0.7 miles away and there are local primary and secondary



Rental living by



## Pet friendly homes.



Because home should feel like home – for everyone.



# Brand new homes built for today's renter.



schools nearby.

Rental Living by Legal and General is the owner and landlord of a growing portfolio of homes built for renters. Dedicated to providing high quality homes and a good renting experience, you can enjoy a modern, comfortable home, looked after by a professional management team with the flexibility of a short- or long-term tenancy. Find out more at [legalandgeneral.com/rentallivingby](http://legalandgeneral.com/rentallivingby)

## Floor Plan

**3 bedroom house**  
Type A | Ashdown House

979 sq.ft / 91 sq.m  
Parking | Unfurnished

Living / Dining room (5.86 x 4.83m / 19'3" x 15'10")  
Kitchen (3.53 x 2.30m / 11'7" x 7'7")  
Hall  
WC  
S  
Bedroom 1 (4.83 x 3.09m / 15'10" x 10'2")  
Bedroom 2 (4.18 x 2.21m / 13'9" x 7'3")  
Bedroom 3 (3.01 x 2.50m / 9'11" x 8'3")  
Bathroom  
Landing  
W

Ground First

S – Store WC – Toilet W – Wardrobe

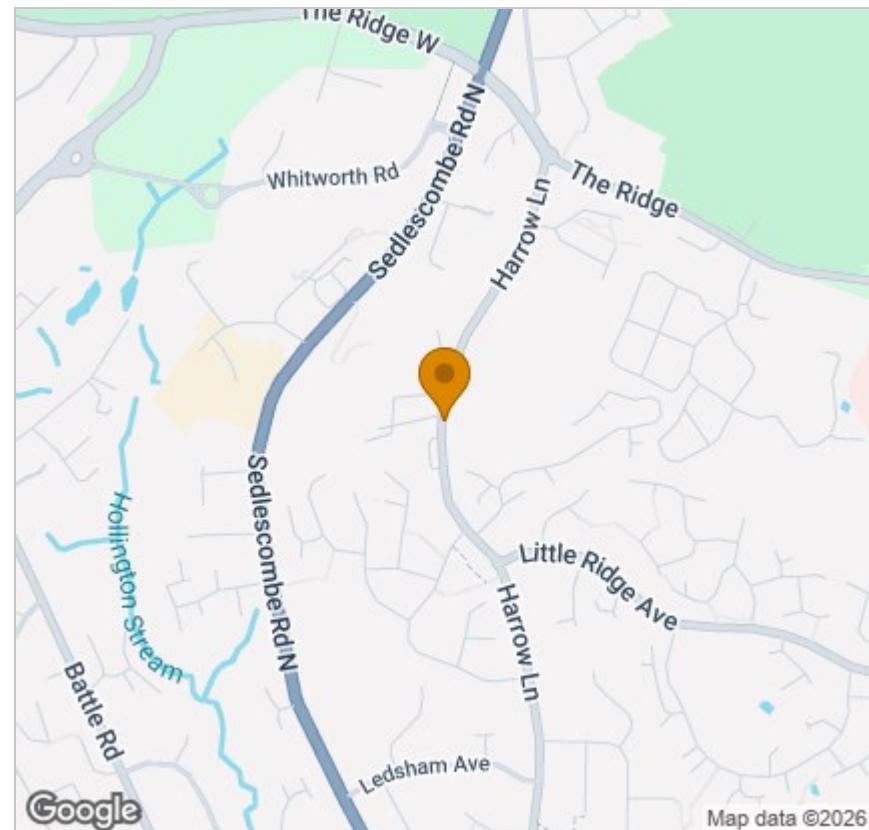
These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. The dimensions are taken from the indicated points of measurement for guidance only and are an approximation. Images are indicative only.

Rental living by  Legal & General

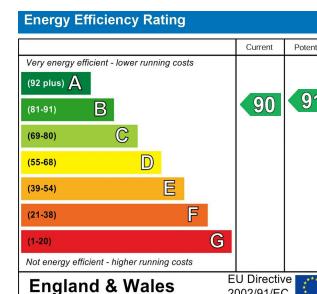
## Viewing

Please contact our John Bray Hastings Sales Office on 01424 421544  
if you wish to arrange a viewing appointment for this property or require further information.

## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

72 High Street, Hastings, East Sussex, TN34 3EL  
Tel: 01424 421544 Email: [enquiries@johnbrayandsons.com](mailto:enquiries@johnbrayandsons.com) [www.johnbrayandsons.com](http://www.johnbrayandsons.com)