

2 Bed Apartment In St Leonards On Sea , St. Leonards-On-Sea, TN38 0BT

£250,000





SHORT DESCRIPTION

Property Ref: 14600 DESCRIPTION; Super first floor two bedroom apartment located on the seafront with impressive sea views. Spacious Lounge with patio doors opening on to sea front balcony, Modern fitted kitchen, Bathroom, and two Double Bedrooms. No forward chain. Must see opportunity. ACCOMMODATION, Private Hallway to Main Apartment Entrance, Leading to Main Apartment Hallway. LOUNGE: 16' 2" x 12' Patio Doors opening on to private balcony with direct seafront views Porthole window also with direct sea views KITCHEN; Modern fitted kitchen BATHROOM; 6' 6" x 5' 10" Modern white bathroom suite with paneled bath , low flush WC and wash basin. BEDEOOM 1; 11' x 8' 6 " Double glazed windows overlooking rear and side. BEDROOM 2; 10' 6" x 6' 6" Double glazed window over looking rear Gas boiler vented to outside wall LOCATION; Prime Seafront location, only a short walk to local amenities, independent shops and restaurants in St Leonards, and mainline Warrior Square station. OTHER; Lease Term; 125 Years Lease Term Remaining; 111 Years Ground Rent; £150.00 Per Annum Service Charge; £1'847.00 Per Annum (There is currently a healthy £33,000.00 Reserve fund) Property Type: Apartment Guide Price: £250,000.00 Pricing Options: Guide Price Tenure: Leasehold Remaining lease (In Year): 111 Yearly Ground Rent Cost: £150.00 Yearly Management Cost: £1847.00 Council tax band: A EPC rating: C Measurement: 592.015 sq.ft. Outside Space: Balcony Parking: On street Heating Type: Solar Water Chain Sale or Chain Free:Chain Free Possession of the property: Self-occupied -----
----- Viewings by Appointment via the Agent

2

Bed Room(s)

1

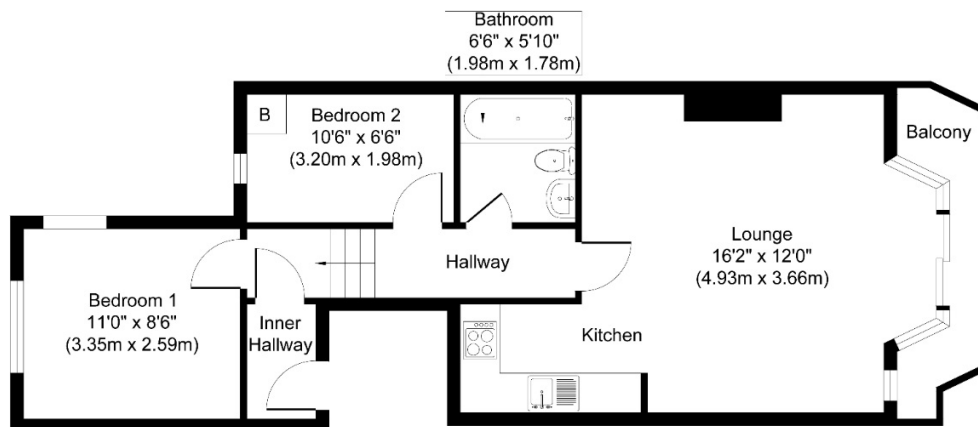
Bath Room(s)

1

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

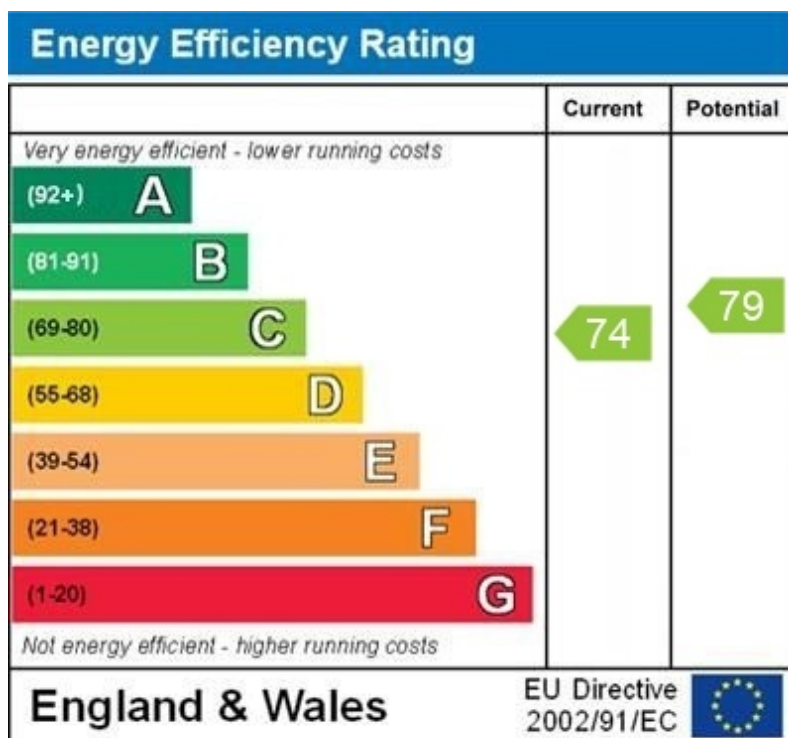


Approximate Floor Area
668 sq. ft
(62.02 sq. m)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

EPC GRAPH

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