



Eversfield Place
St. Leonards-On-Sea, TN37 6DB

£160,000 Leasehold

Wyatt
Hughes
Residential Sales

Eversfield Place, St. Leonards-On-Sea, TN37 6DB

Welcome to Eversfield Place, St. Leonards-On-Sea - a charming location that offers the perfect blend of seaside living and modern convenience.

This delightful one-bedroom flat, situated in a converted building, boasts stunning direct sea views right opposite Hastings Pier. Imagine waking up to the soothing sound of the waves and enjoying picturesque sunsets from the comfort of your own home.

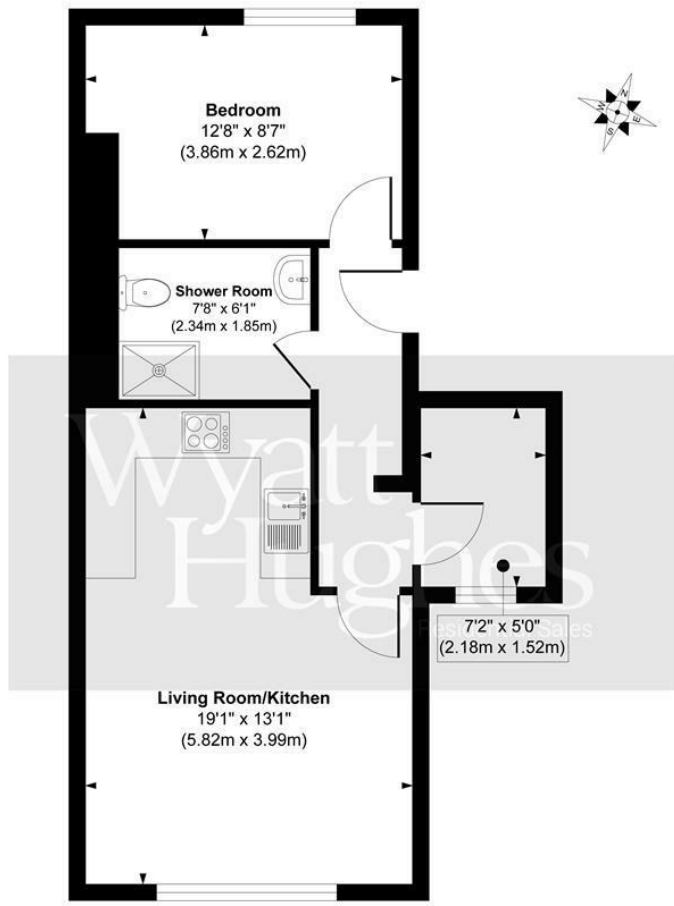
Recently refurbished, this property features a brand-new kitchen and a contemporary shower room/WC, ensuring a comfortable and stylish living space. The occasional second bedroom/study provides flexibility for your needs, whether it be for guests or as a workspace.

Located on the second floor, this flat offers a peaceful retreat away from the hustle and bustle, yet it is conveniently close to local amenities and transport links. With no onward chain, the process of making this seaside gem your own is made even smoother.

Don't miss out on the opportunity to own a piece of coastal paradise in this sought-after area. Whether you're looking for a permanent residence, a holiday home, or an investment opportunity, this property has the potential to fulfill your desires. Embrace the coastal lifestyle and make this seafront flat your own slice of heaven.

- 485 SQ FT
- NEW 125 YR LEASE WILL BE GRANTED AS PART OF THE SALE
- NO ONWARD CHAIN
- TAX BAND A
- GROUND RENT £75/YEAR
- ONE/TWO BEDROOMS
- EPC RATING E
- ANNUAL SERVICE CHARGE £1100/YEAR
- SECOND FLOOR





Floor Plan

Approx. Gross Internal Floor Area 485 sq. ft / 44.77 sq. m
 Illustration for identification purposes only, measurements are approximate, not to scale.
 Produced by Elements Property



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B		82	(81-91) B
(69-80) C			(69-80) C
(55-68) D	50		(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales	EU Directive 2002/91/EC		England & Wales
			EU Directive 2002/91/EC

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.

