



Stanhope Place

St. Leonards-On-Sea, TN38 0ED

£165,000 Leasehold - Share of Freehold

**Wyatt
Hughes**
Residential Sales

Stanhope Place, St. Leonards-On-Sea, TN38 0ED

This one bedroom ground floor flat is found in Stanhope Place, right in the heart of St Leonards. The location is always a popular choice, being only a short walk from the seafront and close to the independent shops, cafés, and galleries that the area is known for.

The flat itself is chain free, which will appeal to anyone wanting a straightforward move. Inside, the layout is simple and practical, with a good-sized living space, a separate kitchen, and a double bedroom. The bathroom completes the accommodation. While some may choose to modernise, the flat provides a solid base in an area that continues to grow in demand.

The ground floor position adds to the convenience, particularly for those who prefer easy access without stairs. Properties here are always of interest to first time buyers, as well as those looking for a reliable investment or a coastal bolt-hole. With local transport links nearby, including St Leonards Warrior Square station, the flat also works well for anyone needing to travel further afield.

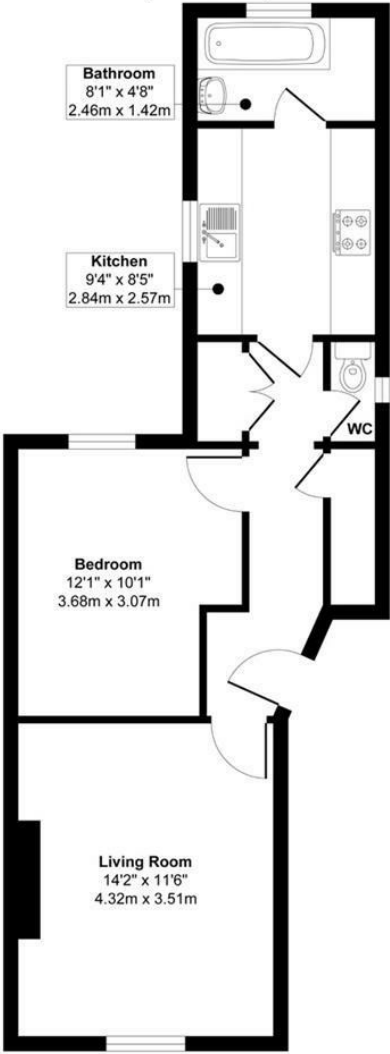
Stanhope Place has long been a well-regarded spot in St Leonards, balancing a residential feel with the benefit of having the sea and the town's amenities on the doorstep. Being chain free, the flat is ready for its next owner to make it their own and to enjoy everything that comes with living in this part of the south coast.

- 1/4 SHARE OF SERVICE CHARGE PAID ON AN AS AND WHEN BASIS
- OFFERED CHAIN FREE
- SHARE OF FREEHOLD WITH £0 GROUND RENT
- COUNCIL TAX A
- CLOSE TO ST.LEONARDS SHOPS AND THE SEAFRONT
- ONE BEDROOM GROUND FLOOR APARTMENT
- 999 YEAR LEASE FROM 2018
- GRADE II LISTED BUILDING
- POPULAR ST.LEONARDS LOCATION
- IDEAL FOR FIRST TIME BUYERS OR INVESTORS

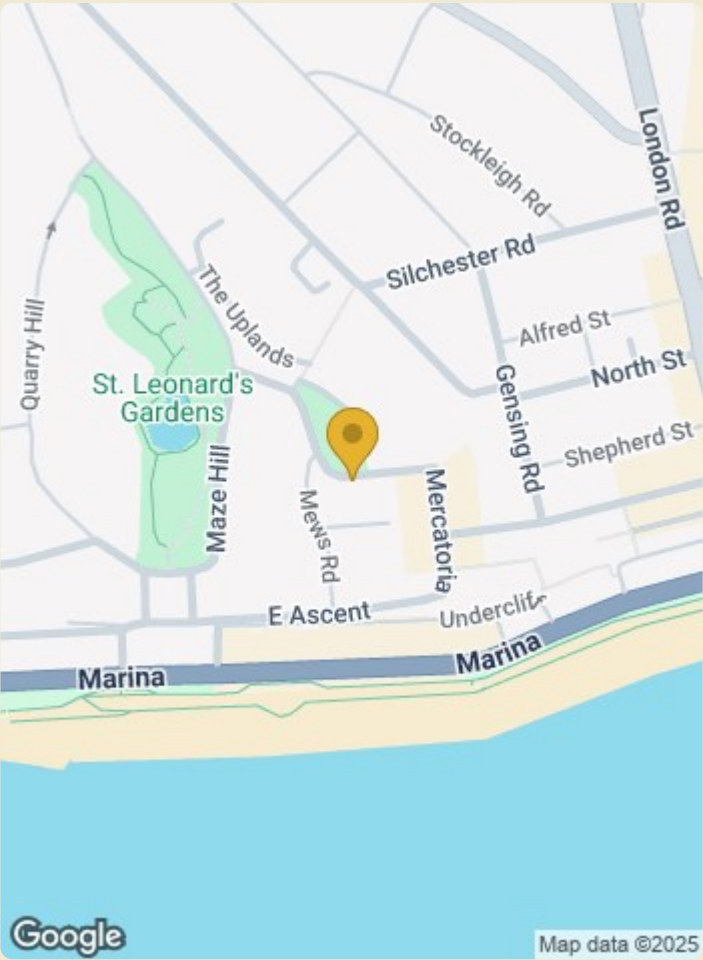


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Approximate Gross Internal Floor Area
500 sq. ft / 46.45 sq. m



FLOOR PLAN
Produced By Picpreview.co.uk Ltd.



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(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			England & Wales		
EU Directive 2002/91/EC			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.

