



# OCEAN HOUSE

LUXURY RENTAL APARTMENTS





# FEATURES



Video entry system



Black out blinds



USB points



Sky points



Smoke alarms



Fridge freezer



Hob and Oven



Dishwasher



Washer dryer



Rain shower



Heated towel rail



LED mirror



Secure parking



Building Manager



Cycle storage



Fibre broadband



# YOUR NEW HOME



Ocean House has been designed for 2024 living. Our residents are looking for a modern apartment which comes packed with features and perfectly designed for modern life.

The building is a collection of 85 open-plan 1 and 2 bedroom apartments, flooded with light and enjoying a range of beautiful views across the town and coastline. All apartments have fitted kitchens with integrated appliances, fitted blinds, luxurious bathroom suites and high specification finishes.





# COASTAL LIVING



A stone's throw from Ocean House is the St Leonards-on-Sea popular beach (also known as Marina). The beach has a traditional British seaside feel with a promenade with plenty of facilities nearby. It is a long stretch of sandy shingle which is great for windsurfing, kitesurfing, kayaking and fishing, with a lifeguard on duty throughout the summer months. You may even see Bottlenose Dolphins off the shore, between March and September.





# TRANSPORT LINKS



## BY RAIL

Ocean House is positioned just by the St Leonards-on-sea train station making it the perfect place for those who need to access London regularly. The train will take you straight into London Charing Cross Station in just over 90 minutes.



## BY ROAD

If you prefer to travel by car, we can arrange secure underground parking for you at Ocean House. St Leonards-on-sea gives you easy access to the M25 and the coastal road A27. You will be 70 miles from London, 36 miles from Brighton and only 2 miles from nearby Hastings.



## BY AIR

64 miles away from Ocean House is the International London Gatwick Airport. Flying to over 220 destinations direct, the airport offers great access to the world's most popular destinations, whether you're flying for business or leisure.



# LOCAL AREA

St Leonards-on-sea is a charming seaside town in East Sussex. Living in the town you be welcomed into a vibrant creative community with a unique neighbourhood of independent businesses and beautiful outdoor spaces. Picture-perfect seaside views are the backdrop for excellent restaurants, contemporary cafes, brilliant boutiques and all your modern conveniences. St Leonards also boasts a lively arts and music scene, with galleries, studios, festivals, and venues that give the town an offbeat, laidback spirit.





St Leonards-on-sea was founded in the early 19th century by James Burton, his original vision was to create 'Bloomsbury-on-sea', inspired by his earlier work in London. The town has beautiful traditional architecture, made up of terraces and squares of Regency housing. You can enjoy the original waterfront homes on the marina and the splendid pastel-painted stucco mansions with wrought-iron verandas, which can be found all over town. Stand out buildings include St Leonards Gardens, the Royal Victoria Hotel, and the Marine Court, a striking Art Deco apartment block inspired by the Queen Mary Ocean liner.



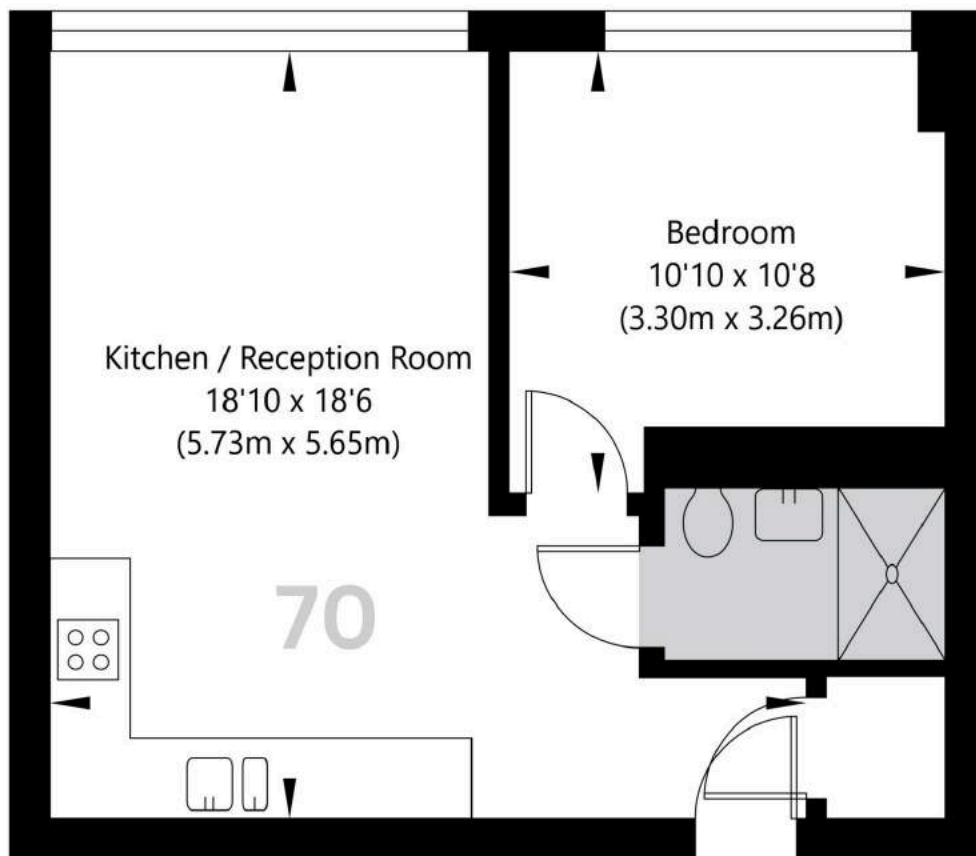


# A

## 1 BED / SHOWER ROOM

Gross Internal Floorplan  
Approx. 38.33 sqm. / 413 sqft.

An ultra modern, well equipped one bedroom apartment which provides comfortable open-plan living and convenience.

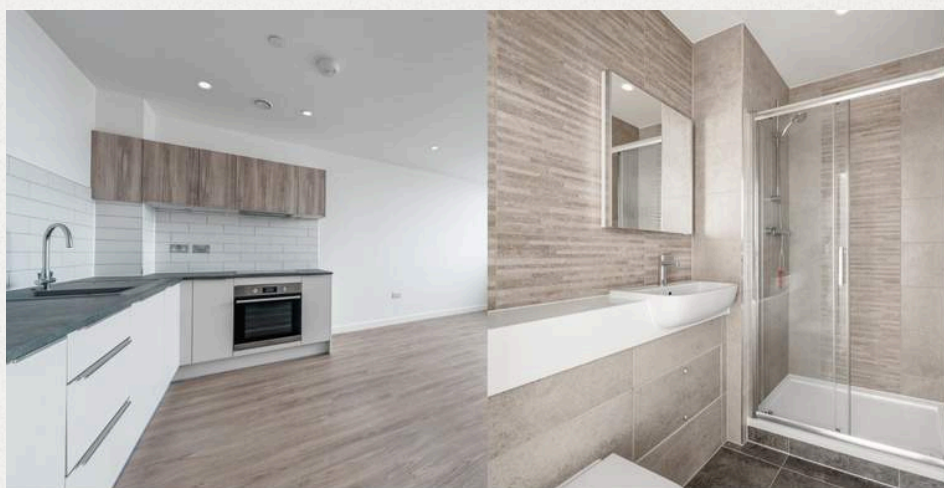


This floor plan is for illustrative purposes only and should be used for this purpose by prospective applicants as it is not to scale.



# A

1 BED / SHOWER ROOM



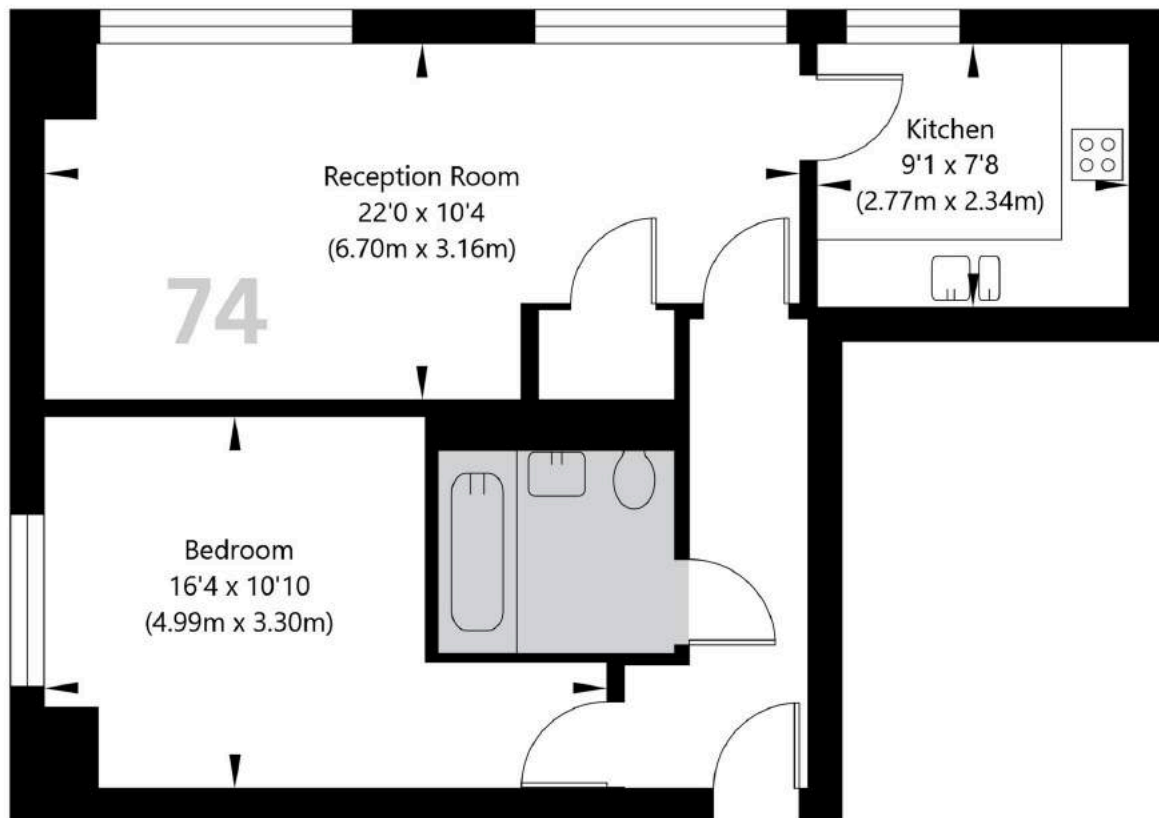


# B

1 BED / 1 BATH

Gross Internal Floorplan  
Approx. 51.42 sqm. / 553 sqft.

This is a generous one bedroom apartment with large bedroom, full bathroom, that delivers ultra modern features and open-plan style.



This floor plan is for illustrative purposes only and should be used for this purpose by prospective applicants as it is not to scale.



# B

1 BED / 1 BATH



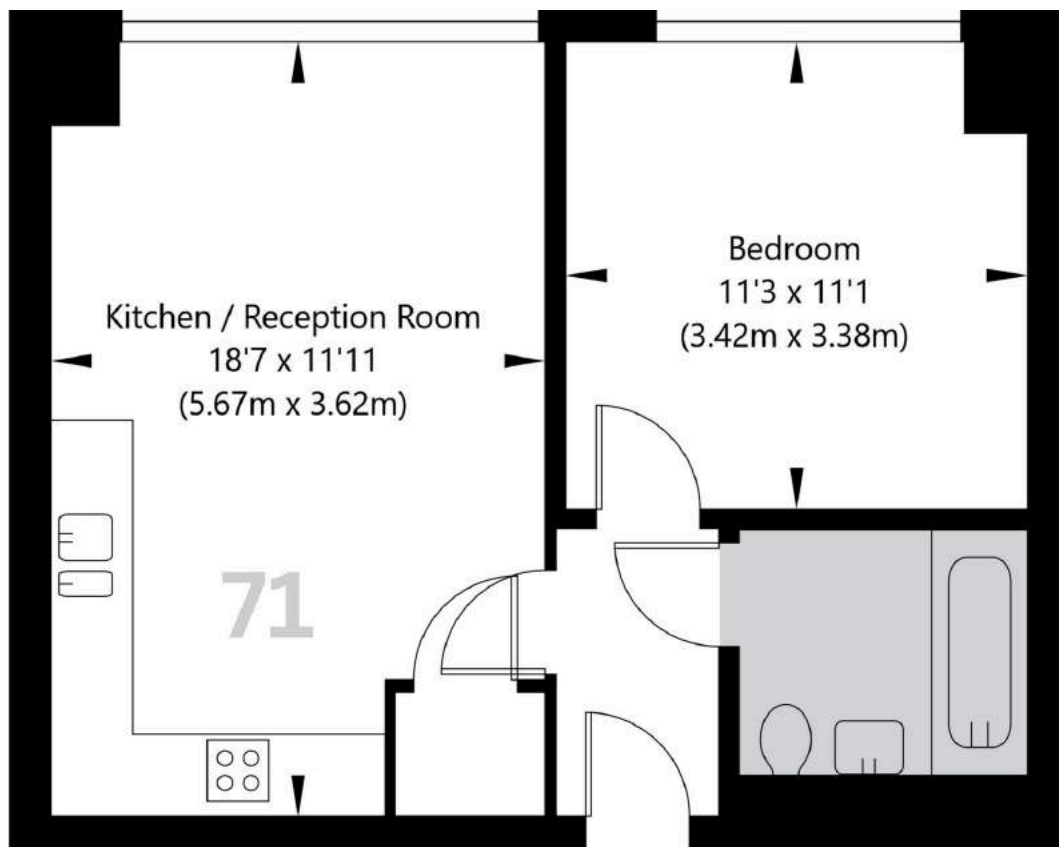


# C

1 BED / 1 BATH

Gross Internal Floorplan  
Approx. 40.54 sqm. / 436 sqft.

This generous one bedroom apartment with full bathroom, delivers ultra modern features and open-plan style.



This floor plan is for illustrative purposes only and should be used for this purpose by prospective applicants as it is not to scale.



# C

1 BED / 1 BATH



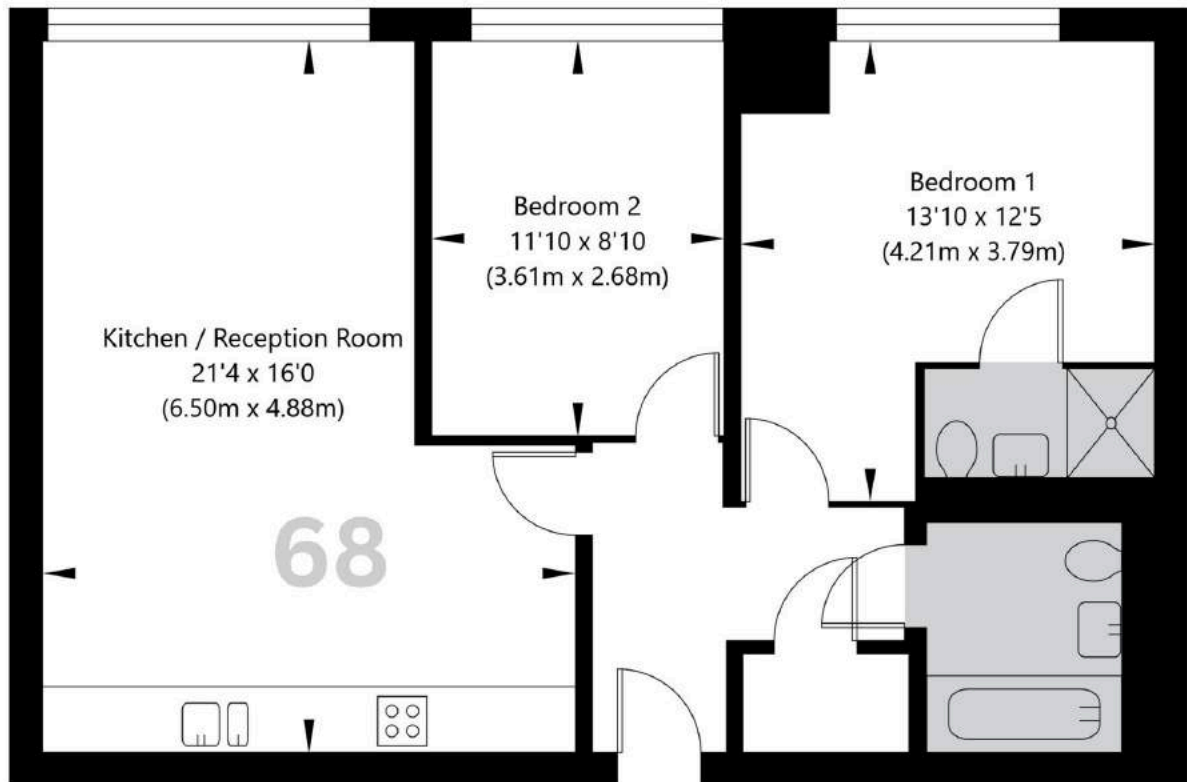


# D

2 BED / 2 BATH

Gross Internal Floorplan  
Approx. 66.17sqm. / 712 sqft.

This beautiful open plan apartment deliver two double bedrooms, generous family bathroom and ensuite shower room.



This floor plan is for illustrative purposes only and should be used for this purpose by prospective applicants as it is not to scale.



# D

2 BED / 2 BATH





# E

2 BED / 2 BATH

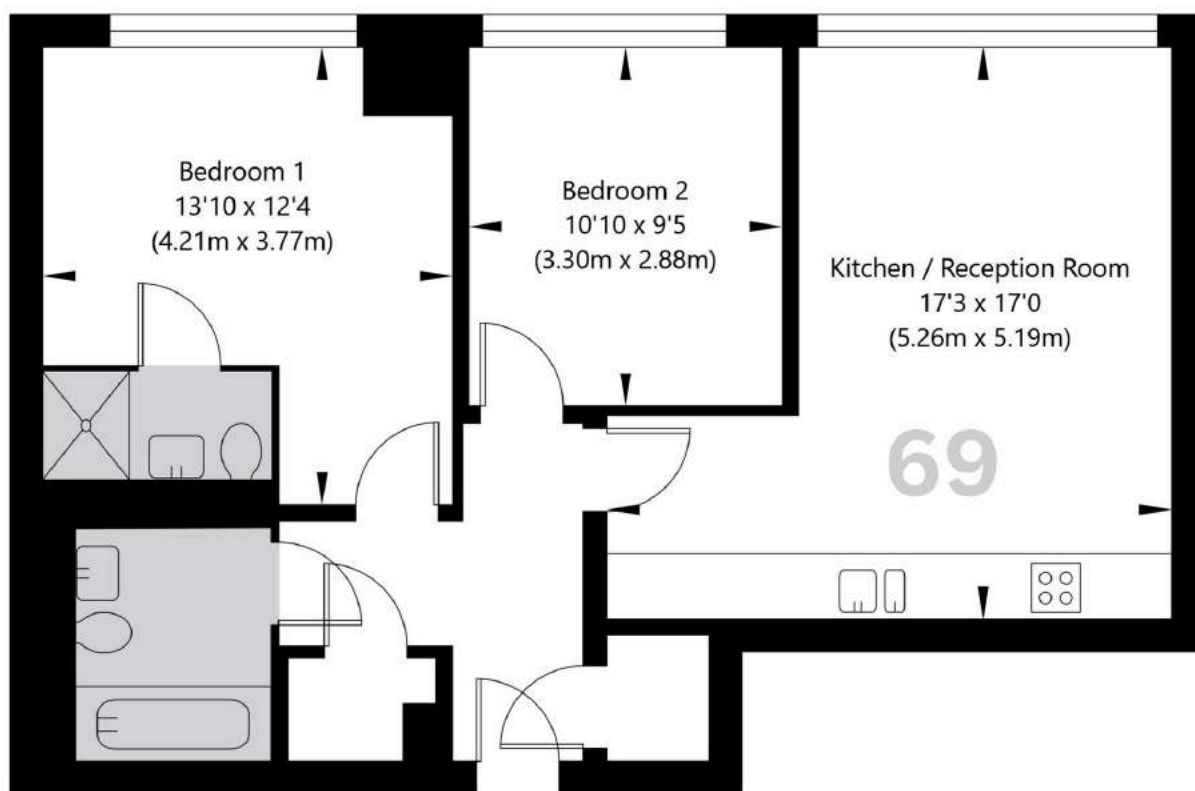
Tenth Floor

Gross Internal Floorplan

Approx. 62.63sqm. / 674 sqft.X

North East Facing

This apartment includes a generous open-plan living / dining and kitchen area, two double bedrooms, family bathroom and ensuite shower room.

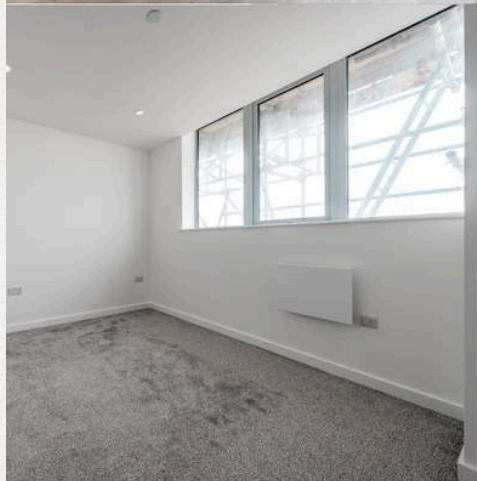
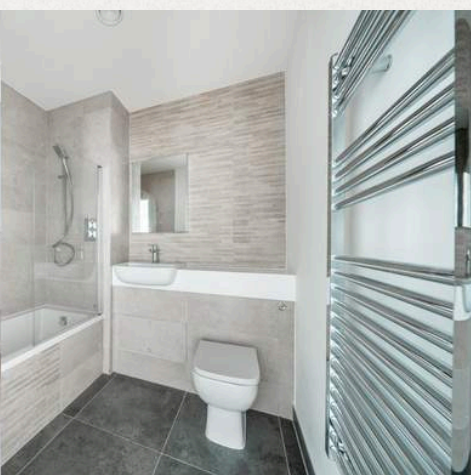
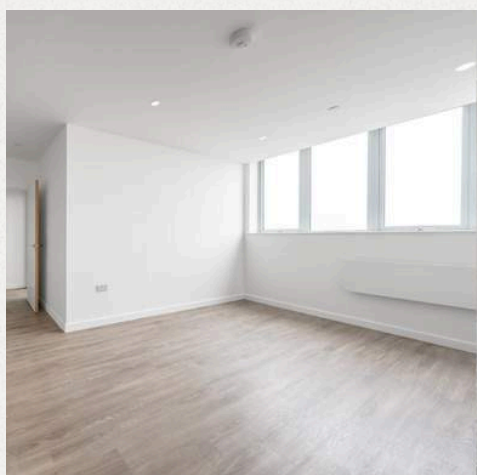


This floor plan is for illustrative purposes only and should be used for this purpose by prospective applicants as it is not to scale.



# E

2 BED / 1 BATH



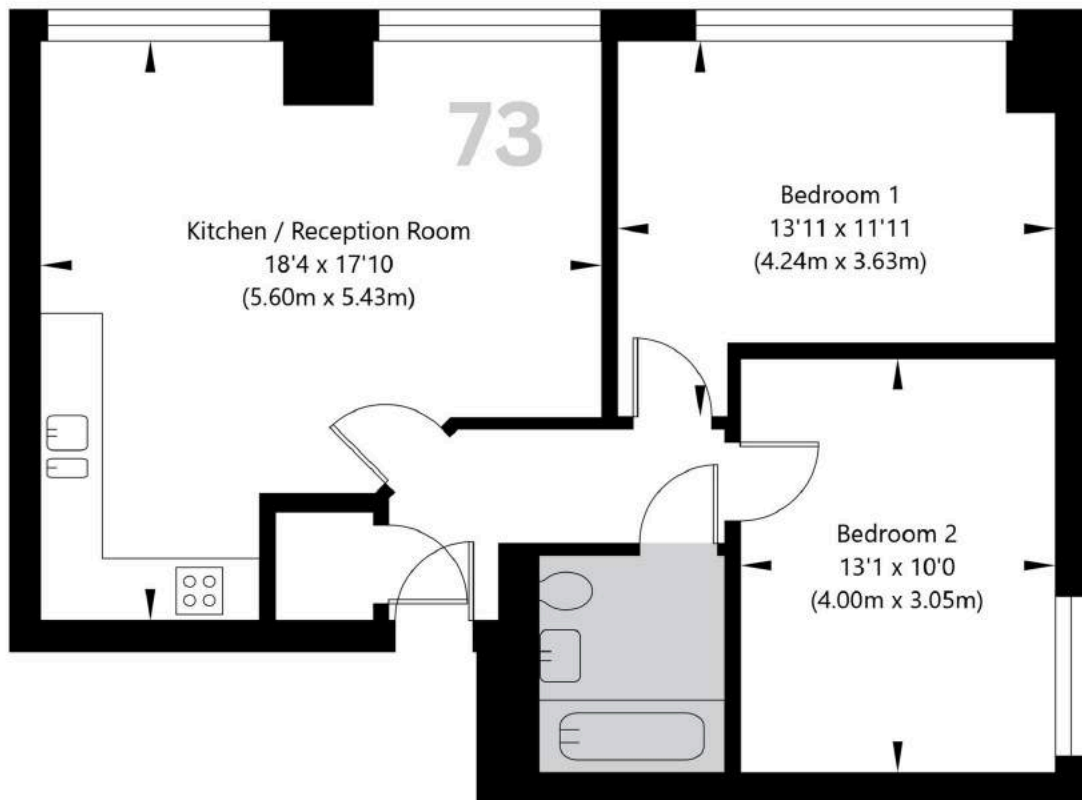


# F

2 BED / 1 BATH

Gross Internal Floorplan  
Approx. 62.78 sqm. / 676

This ultra-modern open plan apartment comes with two double bedrooms and family bathroom.



This floor plan is for illustrative purposes only and should be used for this purpose by prospective applicants as it is not to scale.



# F

2 BED / 1 BATH

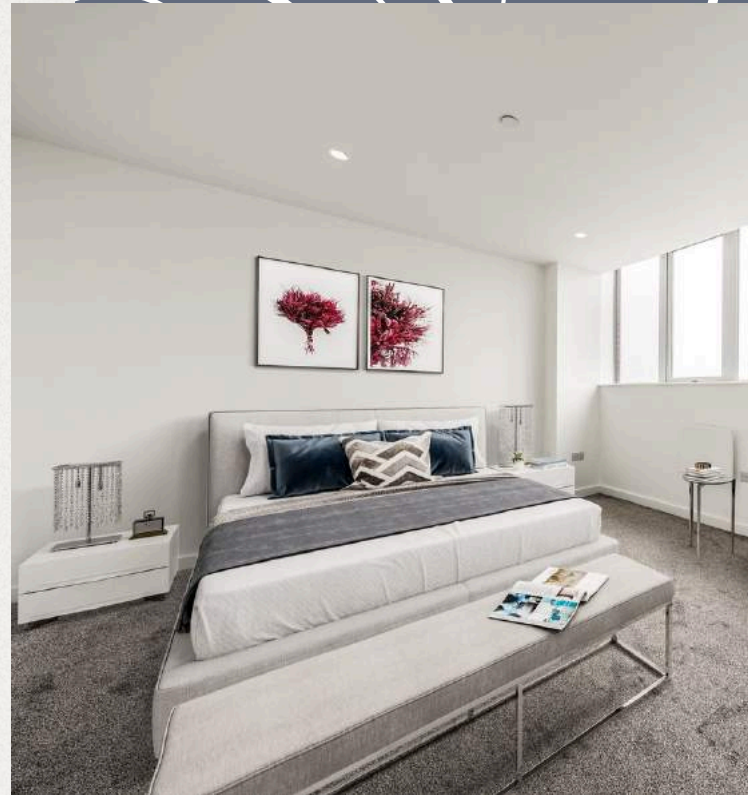




# READY TO VIEW

To best way to experience Ocean House is to contact one of our agents. These local experts will arrange a viewing at your convenience where you can see a range of apartments to see which one would suit you best (and decide the view you like most).

They can explain the process of selecting an apartment, becoming a resident, rental amounts, agreements, referencing, living in the building, parking, and more!





# OUR AGENTS



Smartrose Estates Ltd

020 8809 7005

[mail@smartrose.co.uk](mailto:mail@smartrose.co.uk)

[www.smartrose.co.uk](http://www.smartrose.co.uk)

93 Northwold Road,  
London, E5 8RN



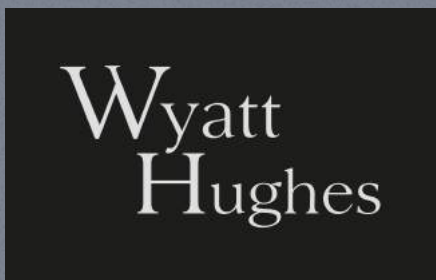
Oliver & Bailey

01424 834 000

[info@oliverbaileylettings.co.uk](mailto:info@oliverbaileylettings.co.uk)

[www.oliverbaileylettings.co.uk](http://www.oliverbaileylettings.co.uk)

29 Cornwallis Street,  
Hastings, TN34 1SS



Wyatt Hughes

01424 426727

[lettings@wyatthughes.co.uk](mailto:lettings@wyatthughes.co.uk)

[www.wyatthughes.co.uk](http://www.wyatthughes.co.uk)

18 Grand Parade  
St Leonards On Sea, TN37 6DN





# OCEAN HOUSE

LUXURY RENTAL APARTMENTS

[WWW.WEBSITE.COM](http://WWW.WEBSITE.COM)

