



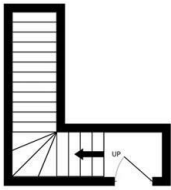
St. Pauls Place, St Leonards-On-Sea TN37 6HG

Offers in excess of £400,000

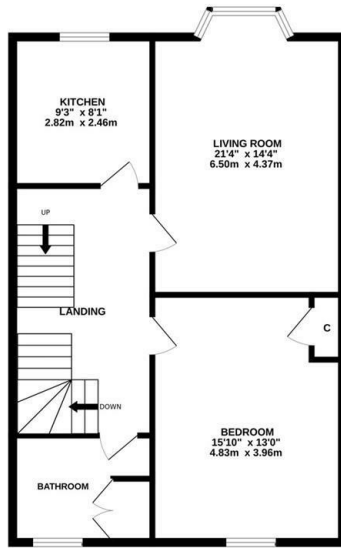


A charming THREE BEDROOM MAISONETTE with PANORAMIC SEA VIEWS located in a SOUGHT AFTER ST LEONARDS SETTING. It is enviably placed just moments from the beach and CENTRAL ST LEONARDS with a range of eateries, local stores, galleries and the mainline railway station plus bus routes within easy reach. Spanning the two upper floors of this PERIOD RESIDENCE, the accommodation here relishes IMPRESSIVE PROPORTIONS and is arranged as a bright BAY FRONTED LIVING SPACE which enjoys a front aspect and offers plenty of space for a full dining table while the FITTED KITCHEN is separate and provides ample storage space. The principle bedroom is also on this floor together with a family bathroom where there is a bath with shower over while the further two DOUBLE BEDROOMS can be found on the upper floor. There are also two OCCASIONAL BEDROOMS both benefitting from VELUX WINDOWS and handy EAVES STORAGE. Set in a FAVOURED LOCATION, this fantastic property would make the PERFECT SEASIDE RETREAT and is not to be missed.

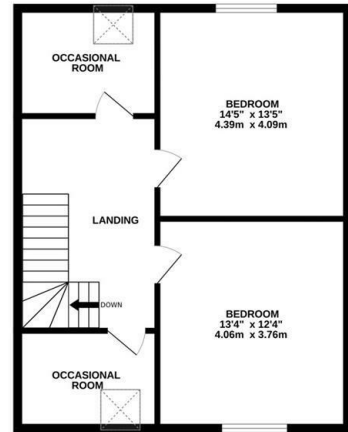
1ST FLOOR
65 sq.ft. (6.0 sq.m.) approx.



2ND FLOOR
742 sq.ft. (68.9 sq.m.) approx.



2ND FLOOR
609 sq.ft. (56.6 sq.m.) approx.



TOTAL FLOOR AREA: 1416 sq.ft. (131.6 sq.m.) approx.

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

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