



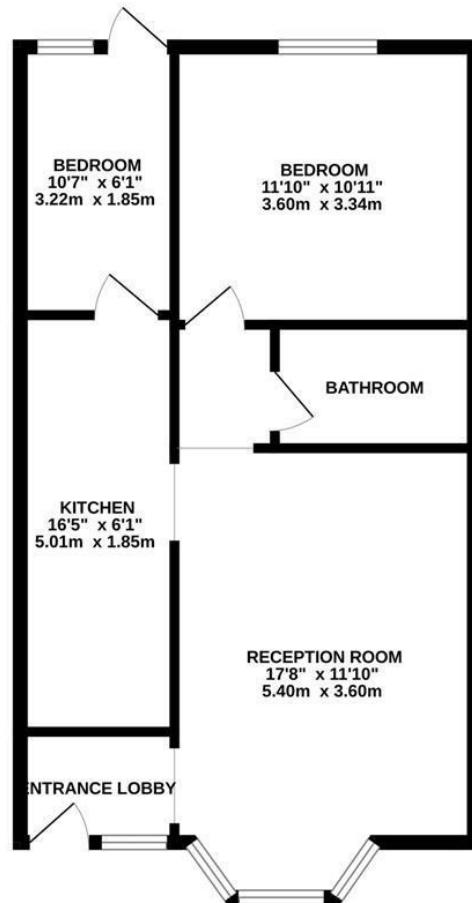
## Clyde Road, St. Leonards-On-Sea TN38 0QE

Offers in excess of £200,000



A beautifully presented two bedroom GARDEN APARTMENT located in a sought after St. Leonards setting. It's ideally positioned within walking distance of the beach, a range of local shops and eateries along with a mainline railway station with connections to London. Accessed via a PRIVATE ENTRANCE, the accommodation here is arranged as a bright, BAY FRONTED LIVING SPACE which measures an impressive 17'8 x 11'10 offering plenty of room for a dining table and leads through to the MODERN FITTED KITCHEN where there is ample storage and worktop space. There are two bedrooms positioned at the rear with the second bedroom currently being used as a study and enjoying access to the rear courtyard together with a STYLISH FAMILY BATHROOM where there is a bath and shower over. To the front of the property there is a LAWNED GARDEN bordered with shrubs and an area of courtyard providing the perfect space for a bistro table and chairs. Set in a CENTRAL LOCATION, this fantastic property would make the PERFECT FIRST TIME HOME or seaside retreat and is not to be missed.

LOWER GROUND FLOOR  
573 sq.ft. (53.2 sq.m.) approx.



TOTAL FLOOR AREA: 573 sq.ft. (53.2 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 misstatement. 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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