









## Oliver & Bailey

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## Communal entrance

**Living room** 12'6" x 15'5" (3.82m x 4.71m)

**Kitchen** 12'10" x 6'6" (3.92m x 1.99m)

Bedroom one 20'6" x 10'8" (6.27m x 3.26m)

**Bedroom two** 11'8" x 5'10" (3.57m x 1.78m)

**Bathroom** 15'3" x 6'7" (4.66m x 2.03m)

Furnished Options: Unfurnished

Council Tax Band: A

Available Date: 4th November 2025

## Oliver 8 Bailey



FIRST MONTHS RENT HALF PRICE IF YOU MOVE IN BEFORE THE 29TH NOVEMBER....

NEWLY REDECORATED THORUGHOUT... Call Georgia or Robyn at Oliver & Bailey to view this spacious two bedroom hall floor apartment.

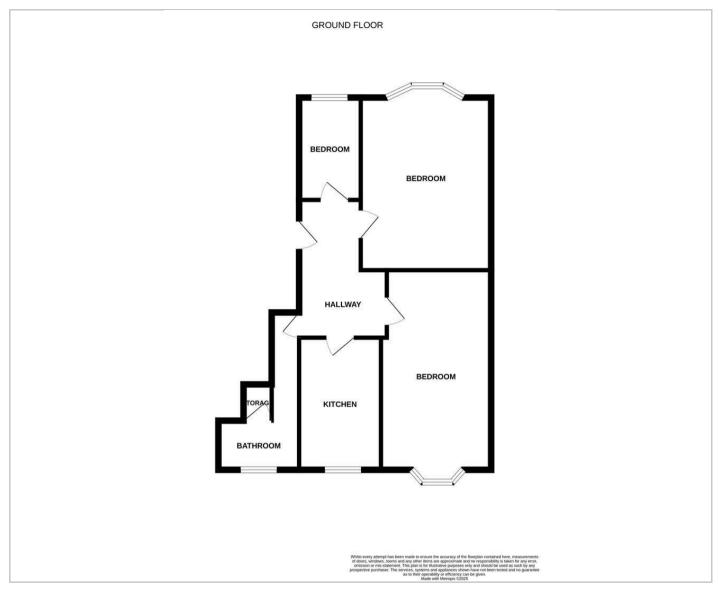
Located only 100 meters from St Leonards Warrior Square Train Station, the apartment is in a prime location for commuters travelling to London, Brighton and Ashford. It is also only a short distances from Kings Road, which boasts many eateries, cafes and other local shops.

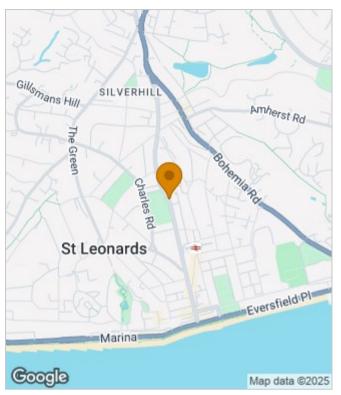
The property has been newly decorated and accommodation offers plenty original features to include high ceilings, large windows and spacious rooms.

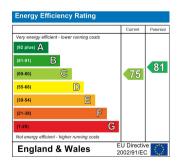
Comprising, a spacious and bright living room to the front of the property, modern fitted kitchen with integrated oven and hob, two good sized bedrooms and family bathroom.

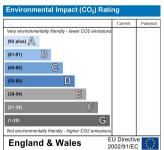
Further benefits to the property are gas central heating and double glazed windows.

FLOORPLAN AREA MAP









These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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