



Warrior Square, St Leonards-On-Sea, TN37 6BP
£925 Per Calendar Month Per



**Oliver
& Bailey**

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Entrance hallway

Living room
13'8" x 12'11" (4.19m x 3.95m)

Open plan kitchen
9'0" x 5'7" (2.75m x 1.71m)

Bathroom
5'2" x 6'7" (1.59m x 2.03m)

Bedroom
12'0" x 6'11" (3.68m x 2.12m)

Bedroom
12'4" x 8'11" (3.76m x 2.74m)

Communal garden



Furnished Options: Unfurnished

Council Tax Band: A

Available Date: 17th November 2025

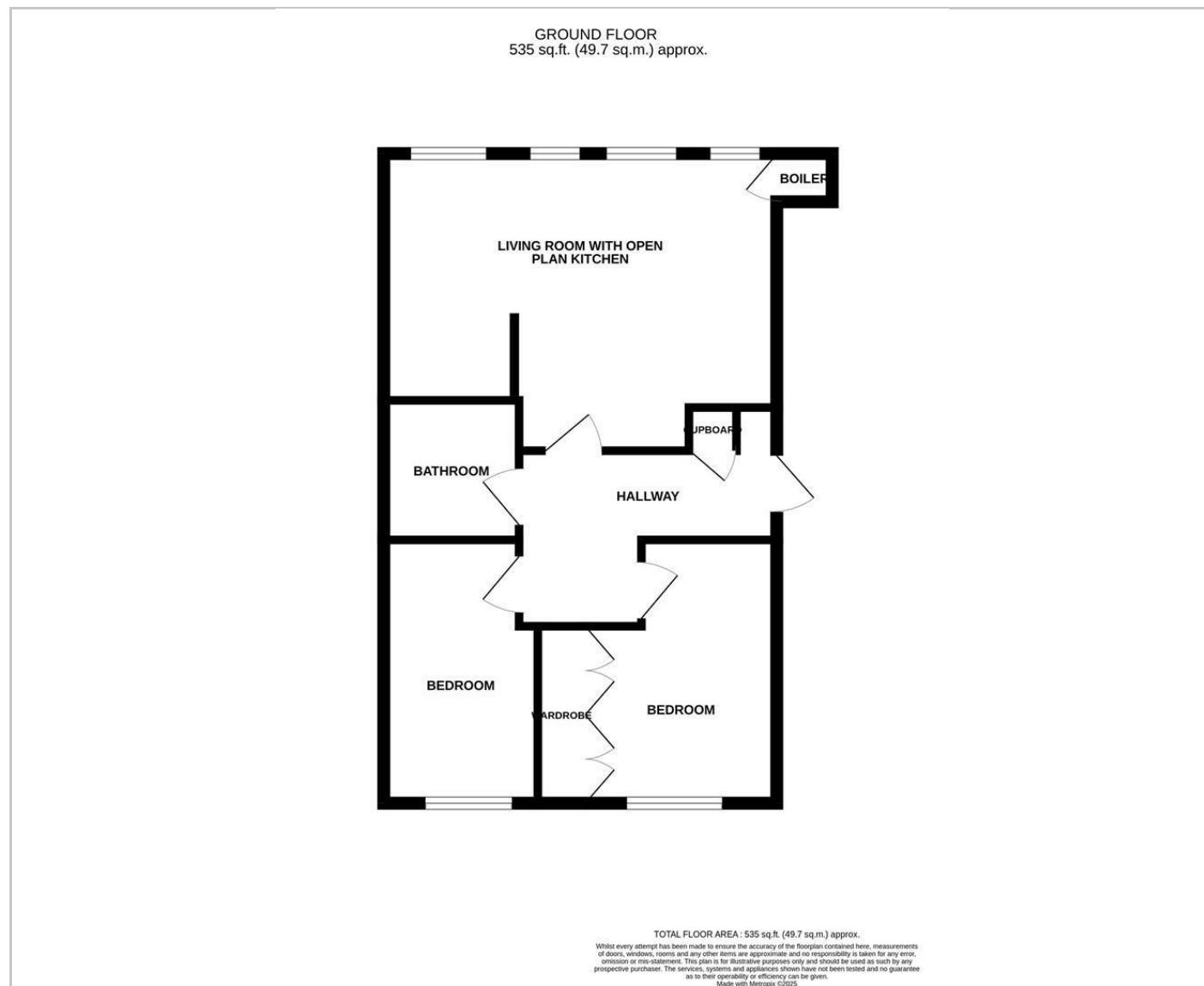
Oliver & Bailey

BRIGHT TWO BEDROOM APARTMENT... Call Georgia or Robyn at Oliver & Bailey to view this well presented two bedroom third floor apartment.

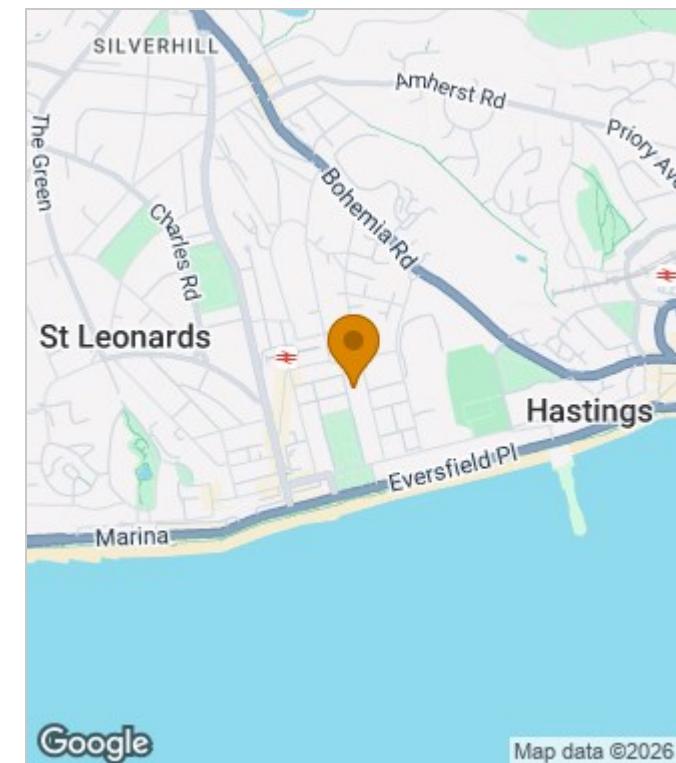
Located in the popular Warrior Square of St Leonards on Sea, the property is walking distance to all the popular eateries, cafes and shops in Kings Road, it is also a short distance from the sea front promenade and St Leonards Warrior Square Train Station. Comprising a large living room with feature fire place and open plan kitchen, there are two bedrooms to the rear of the building one with built in wardrobes and bathroom with shower over bath.

The property also offers a communal garden to the rear and is an EPC rating of C.

FLOORPLAN



AREA MAP



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	EU Directive 2002/91/EC

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