



OAKFIELD



Charles Road, St. Leonards-On-Sea TN38 0QD

Asking Price £250,000



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Very well presented two-bedroom apartment situated in a sought-after St. Leonards location with attractive views across Gensing Gardens and of the sea. Located within easy reach of central St Leonards where you will find a range of independent shops, restaurants, coffee shops and a mainline railway station with connections to London.

This two-bedroom apartment is set on the top floor of this characterful period building. Accommodation comprises of an entrance hallway, spacious living room with views across Gensing Gardens, the separate kitchen is fitted with modern units and there are two large bedrooms along with a family bathroom where there is a bath with a shower over. The main bedroom enjoys an original built-in storage cupboard, a feature fireplace and a lovely rear outlook.

Further benefits also include entry phone system, communal garden, long lease and a share in the freehold.

Viewing is highly recommended to see this properties full potential!





Living Room

14'0 x 13'6 (4.27m x 4.11m)

Kitchen

12'0 x 7'0 (3.66m x 2.13m)

Bedroom

16'10 x 15'6 (5.13m x 4.72m)

Bedroom

9'0 x 9'0 (2.74m x 2.74m)



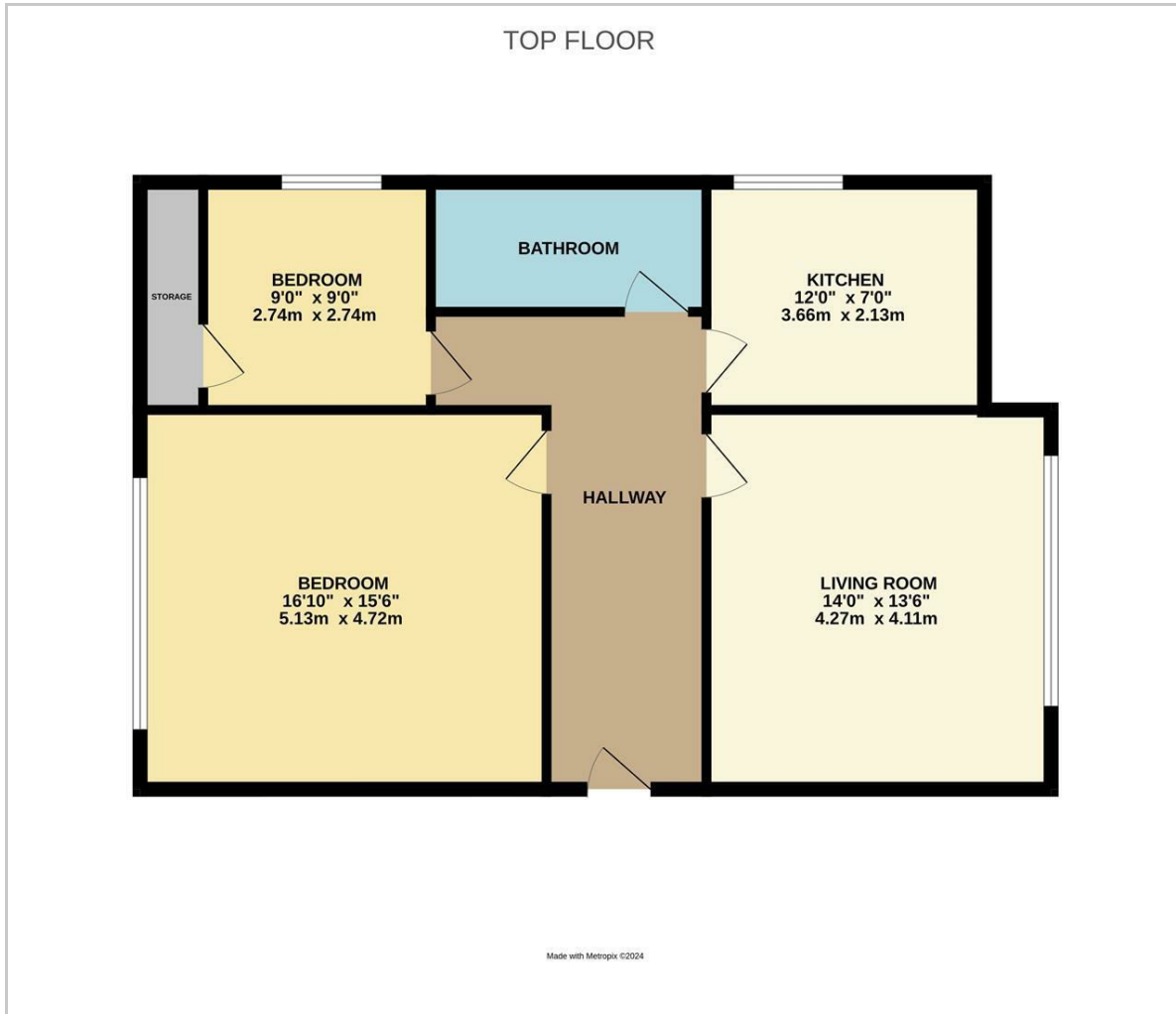
Council Tax Band - A £1625

Lease Information

The seller advises that the property is offered as leasehold and has approximately 998 years on the lease. The service charge is approximately £1,379 per six months. The agent has not had sight of confirmation documents and therefore the buyer is advised to obtain verification from their solicitors or surveyor.



Floor Plan

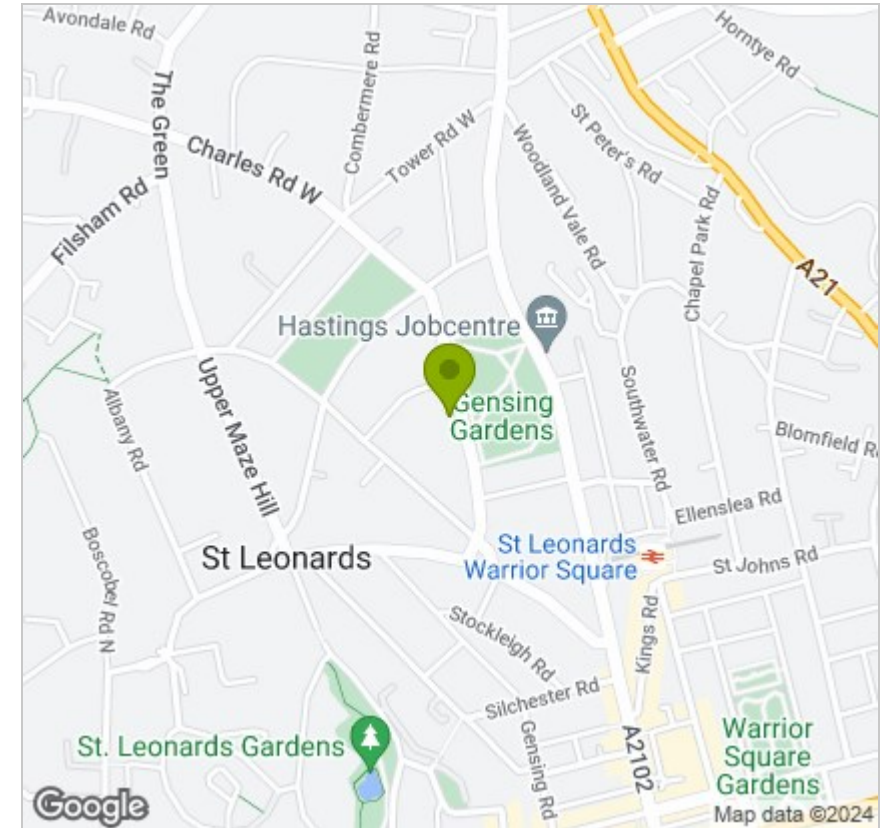


Viewing

Please contact us on 01424 722122 if you wish to arrange a viewing appointment for this property or require further information.

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

Area Map



Energy Efficiency Graph

