

# Willow Glen, St Leonards On Sea, TN37 7BY

This well presented one bedroom flat forms part of a purpose built block, set back from the main road and nestled in the woodlands of the communal gardens which benefits from free use of the laundry room lowering the cost of living.

The property is located on the lower ground floor and comprises living area with a dual aspect windows, modern fitted kitchen with a freestanding cooker and fridge freezer, generous sized double bedroom with internal cupboard suitable for a wardrobe and white bathroom suite.

Other benefits include a residents car park on a first come first served basis, double glazing and gas central heating.

# \*RENT INCLUDES GAS; SUPPLIES HEATING AND HOT WATER\*

#### Please note:

An annual household income of £26,250 will be required for the affordability criteria of this property.

The minimum tenancy length is 12 Months.

Available to move into NOW















**Living room** 13'6" x 12'2" (4.13m x 3.71m)

Kitchen

8'9" x 7'2" (2.67m x 2.19m)

**Bathroom** 

8'9" x 4'11" (2.67m x 1.52m)

Bedroom

9'6" x 11'1" (2.91m x 3.40m)

**Communal Gardens** 

Council Tax Band A - £1,702.76 (Per Annum)

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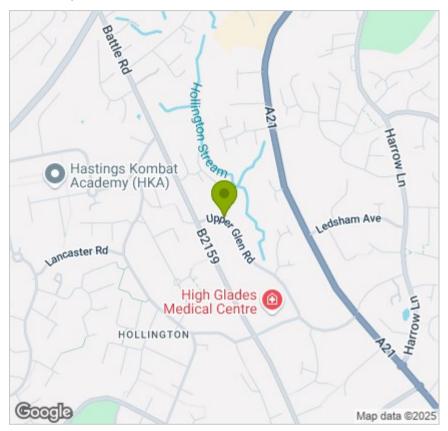
## Floor Plan Area Map



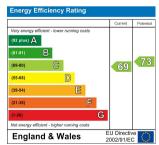
#### Viewing

Please contact us on 01424 446644

if you wish to arrange a viewing appointment for this property or require further information.



## **Energy Efficiency Graph**



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