

## Marina, St. Leonards-On-Sea, TN38 0BJ

This two bedroom apartment has wellproportioned accommodation, featuring a large living room with direct sea views, spacious modern fitted, two bedrooms and bathroom with shower over.

The flat is on the fourth floor and boasts sea views from the living room and bedroom one.

Situated on St. Leonards seafront, there is a vast array of amenities, shopping facilities, restaurants and bars as well as West St. Leonards Station and Warrior Square mainline station all located within easy reach.

Additional benefits include gas central heating, double glazing, permit-free on street parking.

Minimum Tenancy Term: 12 months Household Income Threshold : £28,500 Available immediately for a long term let

















**Kitchen** 12'2" x 10'5" (3.73m x 3.20m)

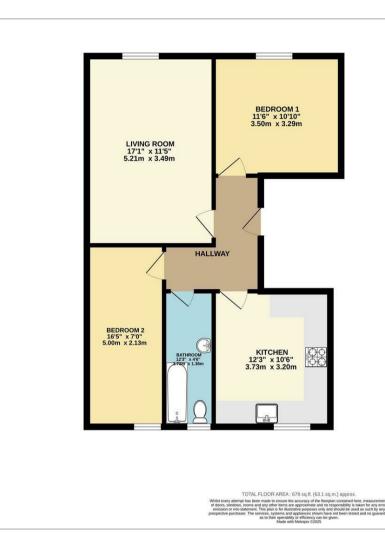
Bedroom One 11'5" x 10'9" (3.50m x 3.29m )

**Bedroom Two** 16'4" x 6'11" (5.00m x 2.13m )

Bathroom 12'2" x 4'5" (3.73m x 1.36m )

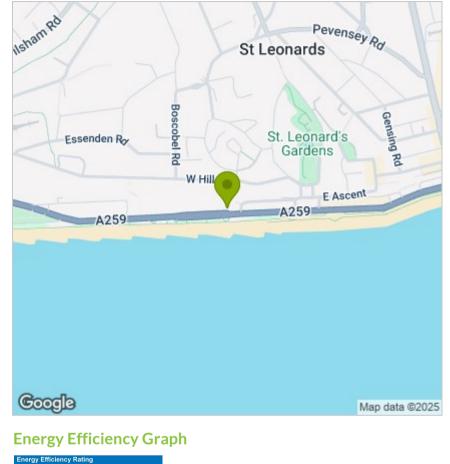
Council Tax Band A - £1,702.76 per annum

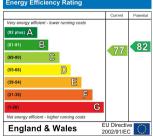
## **Floor Plan**



## Viewing

Please contact us on 01424 446644 if you wish to arrange a viewing appointment for this property or require further information. 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.