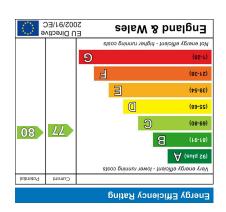
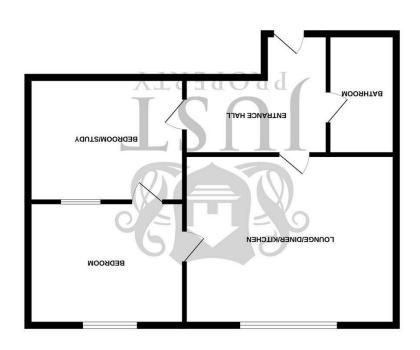


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**CROUND FLOOR** 

Flat 18 Ashley Court Terrace Road, St. Leonards-On-Sea, TN37 6BN

## FLOORPLANS

www.justproperty.net



£159,950

Leasehold

Flat 18 Ashley Court Terrace Road, St. Leonards-On-Sea, TN37 6BN











Leasehold

£159,950

516.66 sq ft







## PROPERTY DETAILS

1 Receptions

\*\*\*CHAIN FREE\*\*\*

2 Bedrooms

Enviably positioned within an elegant, converted period building on sought-after Terrace Road, this beautifully presented second floor two-bedroom flat offers an exceptional blend of historic charm and modern comfort.

1 Bathrooms

Generously proportioned throughout, the property boasts UPVC double glazing, gas central heating, and large windows that flood the open-plan kitchen/lounge/diner with an abundance of natural light—creating a bright and inviting living space ideal for entertaining or relaxing.

Both bedrooms are well-sized, offering excellent comfort and versatility, while the stylish family bathroom is finished to a high standard. Additional benefits include convenient loft storage, perfect for keeping your living space clutter-free.

Positioned just moments from the tranquil beauty of Warrior Square Gardens and the glorious St Leonards seafront, this property enjoys a prime coastal location with easy access to local cafes, boutiques, and transport links.

This property presented a very rare opportunity to secure a spacious and refined home in one of St Leonards' most desirable settings. For viewings, please contact the vendors chosen sole agents, Just Property.

## ROOM DIMENSIONS

Communal Entrance

Front Door

Entrance Hall 9'3" x 12'7" (2.83m x 3.86m)

Bathroom 8'0" x 4'6" (2.45m x 1.39m)

Open Plan Lounge/Kitchen/Diner 14'5" x 14'4" (4.41m x 4.39m)

Bedroom 10'8" x 10'2" (3.26m x 3.12m)

Bedroom 8'3" x 10'9" (2.52m x 3.28m)

Loft Space

## **FEATURES**

- CHAIN FREE
- Second Floor Apartment
- Two Double Bedrooms
- Spectacular Seafront Location
- Close To Mainline Station & Local Amenities
- Useful Loft Space
- Long Lease of 150 Years Remaining
- Service Charge £2,262 Per Annum
- £80 Annual Ground Rent
- Council Tax Band A

