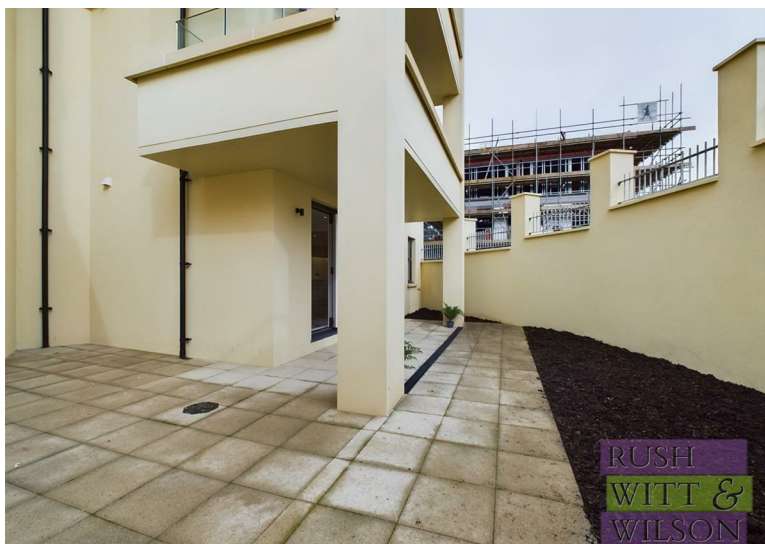


**RUSH  
WITT &  
WILSON**



**Apartment 1 Victoria House, 42 Monument Way, St. Leonards-On-Sea, TN38  
0EW  
£340,000**

Welcome to Victoria House, set within this prestigious development within Decimus Burton St Leonards. This simply STUNNING TWO BEDROOM NEWLY BUILT GARDEN APARTMENT must be viewed to appreciate the size, finish and OUTSIDE SPACE that benefits from external power, water tap and lighting. Internally there is the LOUNGE/KITCHEN/DINER fully kitted with LUXURY FITMENTS with QUARTZ worktops and Bosch appliances that include two ovens with combination microwave and grill. This room then opens onto the PRIVATE WRAP AROUND GARDEN which make a fantastic space to relax and unwind. Included is TWO DOUBLE BEDROOMS, quality bathroom suite & W/C with walk-in shower and ALLOCATED PARKING. The apartment comes with a share of freehold and a new 999 year lease and the option to choose your own carpet colour. Located in the DECIMUS BURTON area of St Leonards, sought-after for its proximity to St Leonards SEAFRONT and promenade with its mix of shopping, bars, restaurants and mainline railway station. Immediate viewing comes highly recommended and we cannot wait to show you around these beautiful examples of a LUXURY DEVELOPMENT.





RUSH  
WITT &  
WILSON



RUSH  
WITT &  
WILSON



RUSH  
WITT &  
WILSON



RUSH  
WITT &  
WILSON



RUSH  
WITT &  
WILSON



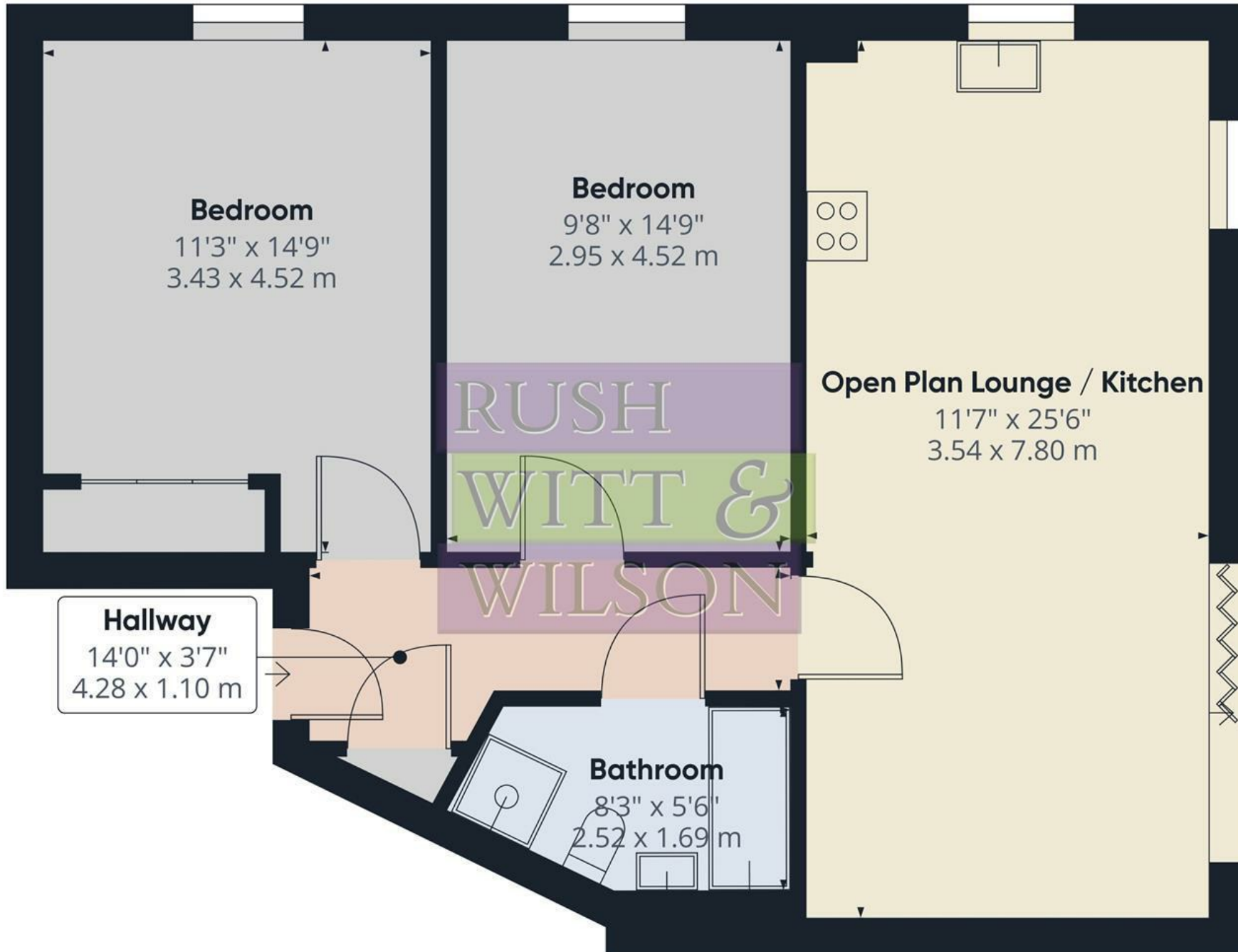
RUSH  
WITT &  
WILSON



RUSH  
WITT &  
WILSON



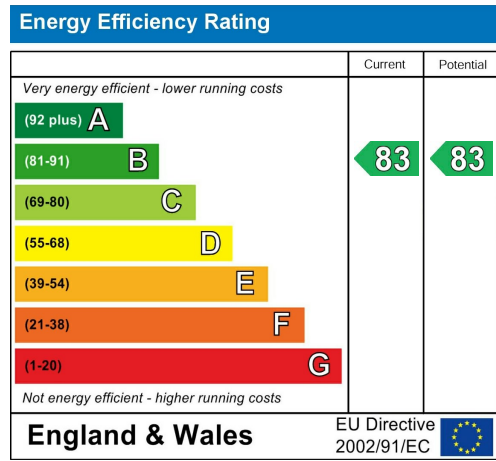
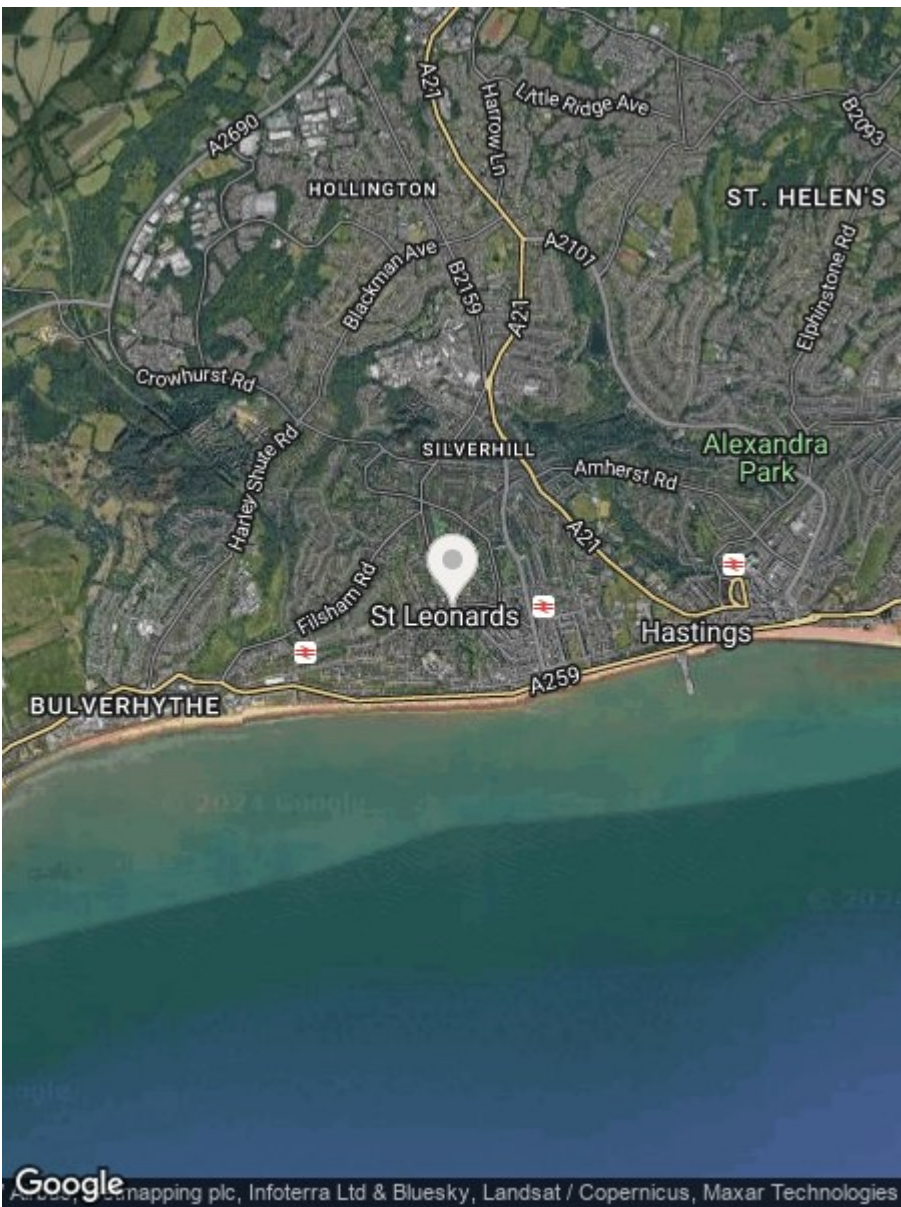
RUSH  
WITT &  
WILSON



Approximate total area<sup>(1)</sup>  
727.62 ft<sup>2</sup>  
67.6 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.



**RUSH  
WITT &  
WILSON**

**Residential Estate Agents  
Lettings & Property Management**



**Rother House Havelock Road  
Hastings  
East Sussex  
TN34 1BP  
Tel: 01424 442443  
hastings@rushwittwilson.co.uk  
www.rushwittwilson.co.uk**