

# JOHN BRAY & SONS



Basement Flat, 56 Warrior Square  
, St. Leonards-On-Sea, TN37 6BS

**Offers In Excess Of £230,000**





## Basement Flat, 56 Warrior Square

, St. Leonards-On-Sea, TN37 6BS

The property: a well presented three bedroom apartment with a courtyard garden positioned on the lower ground floor of this attractive building. You enter via a private entrance with accommodation comprising a bay fronted living room, there is a separate kitchen with modern units and a large dining hallway. There are three bedrooms along with a family bathroom, the third bedroom enjoys access out to the rear courtyard garden. Being sold with a share of freehold and no onward chain.

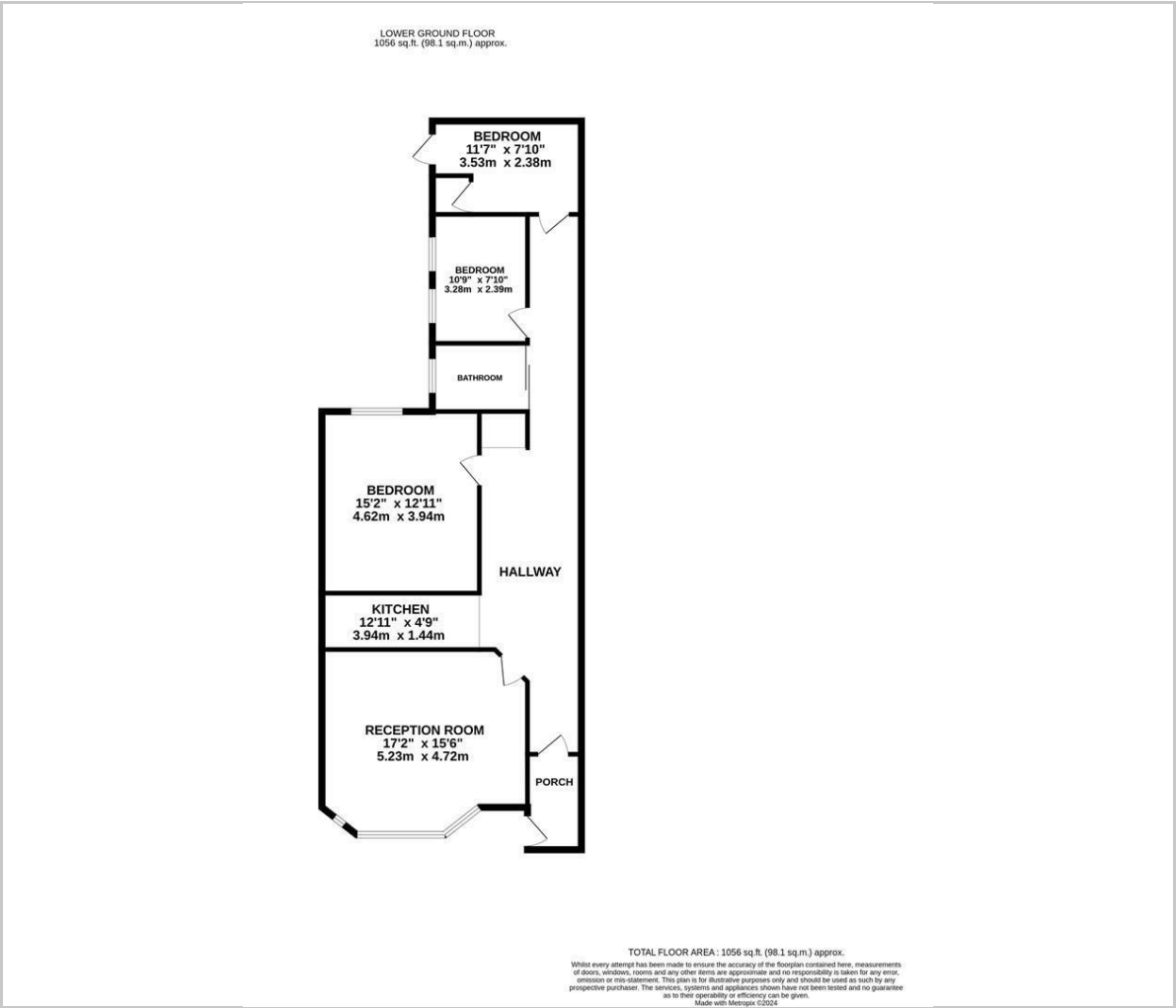
The location: situated at the bottom of Warrior Square Gardens it is enviably positioned within walking distance to the beach, local shops and restaurants and Warrior Square mainline railway station which offers connections to London.







Floor Plan



Viewing

Please contact our John Bray Hastings Lettings Office on 01424 421544 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 firms employment has the authority to make or give any representation or warranty in respect of the property.

72 High Street, Hastings, East Sussex, TN34 3EL  
Tel: 01424 421544 Email: enquiries@johnbrayandsons.com www.johnbrayandsons.com

Area Map



Energy Efficiency Graph

