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Western Road, St Leonards on Sea, TN37 6DG

£1,150 Per Calendar Month



# Oliver & Bailey

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01424 834000 | 01424 533 555

Info@oliverbaileylettings.co.uk  
www.oliverbaileylettings.co.uk

**Entrance hallway**

**Kitchen**

8'3" x 8'9" (2.54m x 2.69m)

**Bathroom**

5'8" x 8'11" (1.74m x 2.74m)

**Living Room**

12'4" x 12'4" (3.76m x 3.76m)

**Stairs leading to**

**Bedroom Two**

8'7" x 11'7" (2.63m x 3.55m)

**Stairs leading to**

**Bedroom One**

12'6" x 12'0" (3.83m x 3.66m)



**Furnished Options: Unfurnished**

**Council Tax Band: A**

**Available Date: 21st May 2026**

# Oliver & Bailey

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**POPULAR LOCATION WALKING DISTANCE TO KINGS ROAD AND THE TRAIN STATION....** Call Robyn or Georgia at Oliver & Bailey to view this bright and spacious two bedroom maisonette. Located on the favourable Western Road, walking distance to St Leonards Warrior Square Train Station, local butchers, bakeries and eateries.

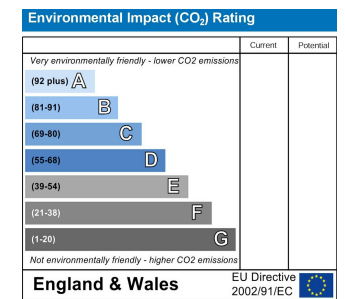
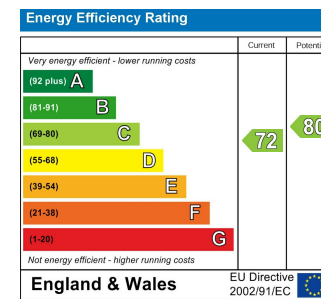
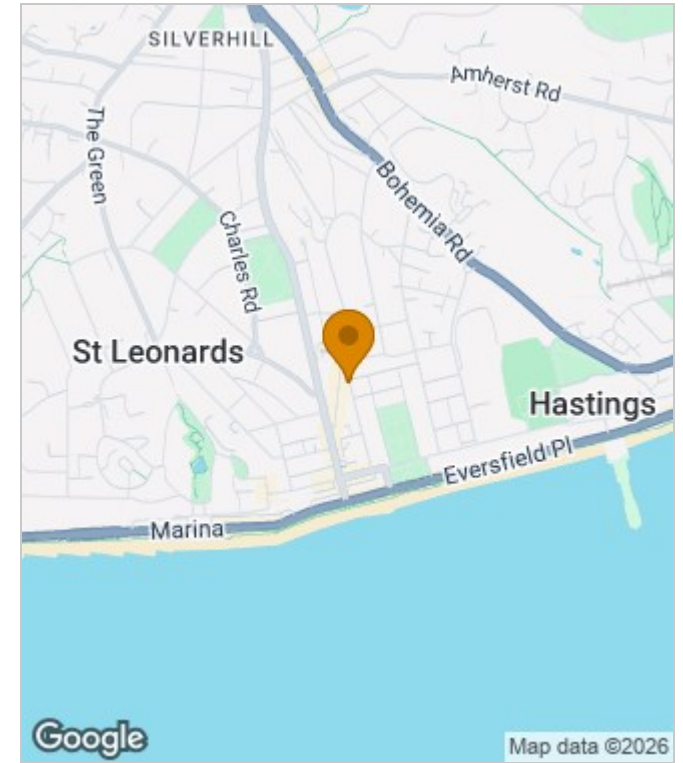
the property is arranged over three floors, bright and spacious accommodation comprises kitchen with integrated oven/hob, bathroom with shower over bath, there are two double bedrooms and bright and spacious living room with large sash windows with views across to Warrior Gardens.

Further benefits to the property are its own private entrance and gas central heating.

## FLOORPLAN



## 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.