



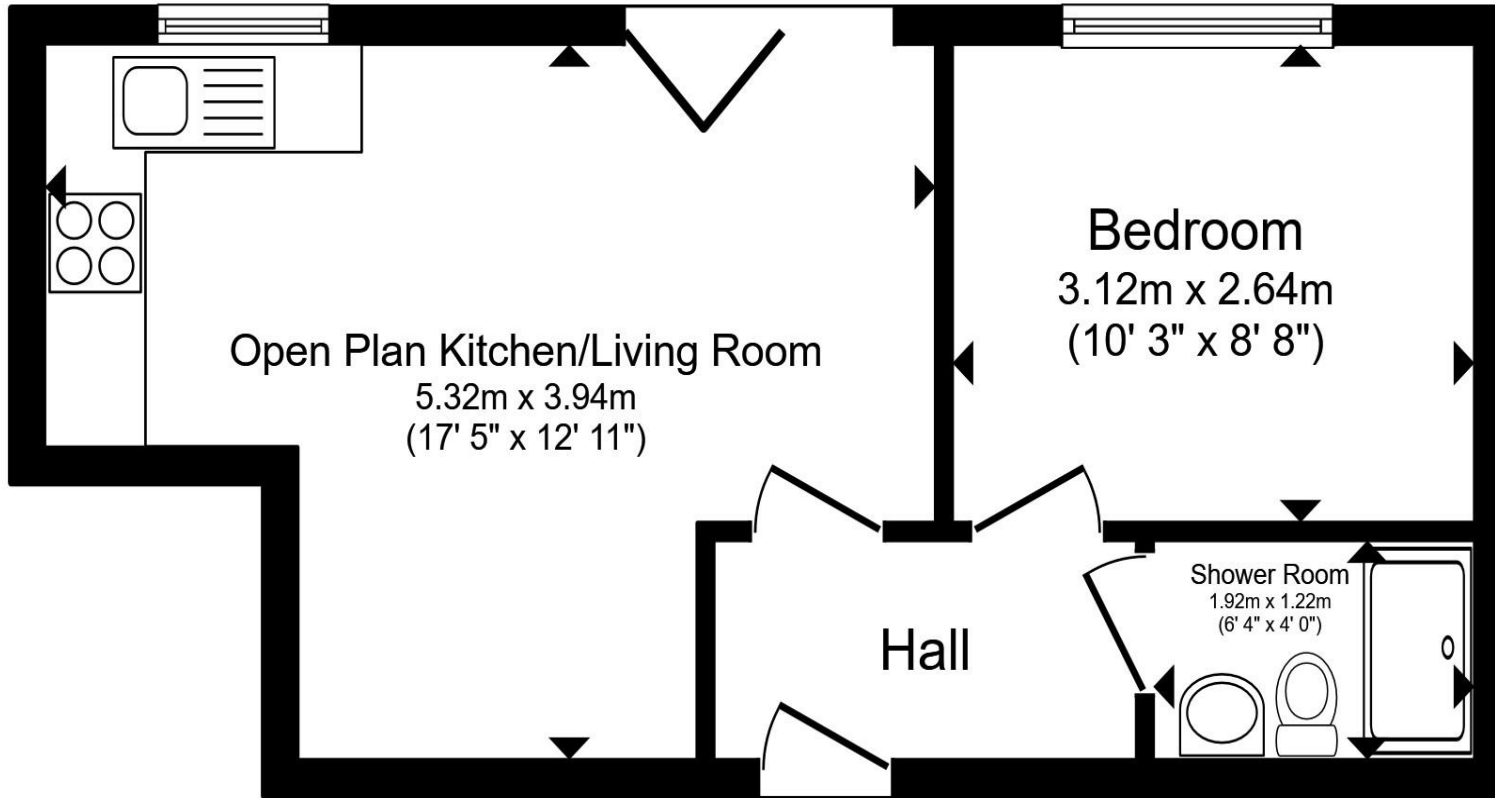
**Esher House St. Leonards Road, Eastbourne BN21 3DU**

**welcome to**

**Esher House St. Leonards Road, Eastbourne**

An immaculately presented one bedroom ground floor apartment with allocated parking, forming part of this modern development conveniently situated within comfortable walking distance of Eastbourne town centre and mainline railway station. Offered to the market CHAIN FREE.





**Agents Note**

**Communal Entrance**

**Entrance Hall**

**Open Plan Kitchen/ Living Room**

**Modern Fitted Kitchen**

**Living Area**

**Bedroom**

**Shower Room**

**Allocated Parking Space**

Total floor area 31.4 m<sup>2</sup> (338 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



welcome to

## Esher House St. Leonards Road, Eastbourne

- ONE BEDROOM APARTMENT
- GROUND FLOOR
- MODERN DEVELOPMENT
- CHAIN FREE
- ALLOCATED PARKING SPACE

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 1132.88

Ground Rent: 200.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £150,000



Under the terms of the Estate Agency Act 1979 (Section 21), please note that the vendor is an Employee of the Connells Group of companies.



Please note the marker reflects the postcode not the actual property

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Property Ref:  
EBN120560 - 0004

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