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Villa Road, St Leonards-On-Sea, TN37 6EJ

£850 Per Calendar Month Per



# Oliver & Bailey

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**Communal entrance**

**Living room/Kitchen**  
15'4" x 15'9" (4.68m x 4.82m)

**Bedroom one**  
10'11" x 11'1" (3.34m x 3.40m)

**Bathroom**  
8'2" x 4'9" (2.50m x 1.47m)



**Furnished Options: Unfurnished**  
**Council Tax Band: A**  
**Available Date: 6th July 2026**

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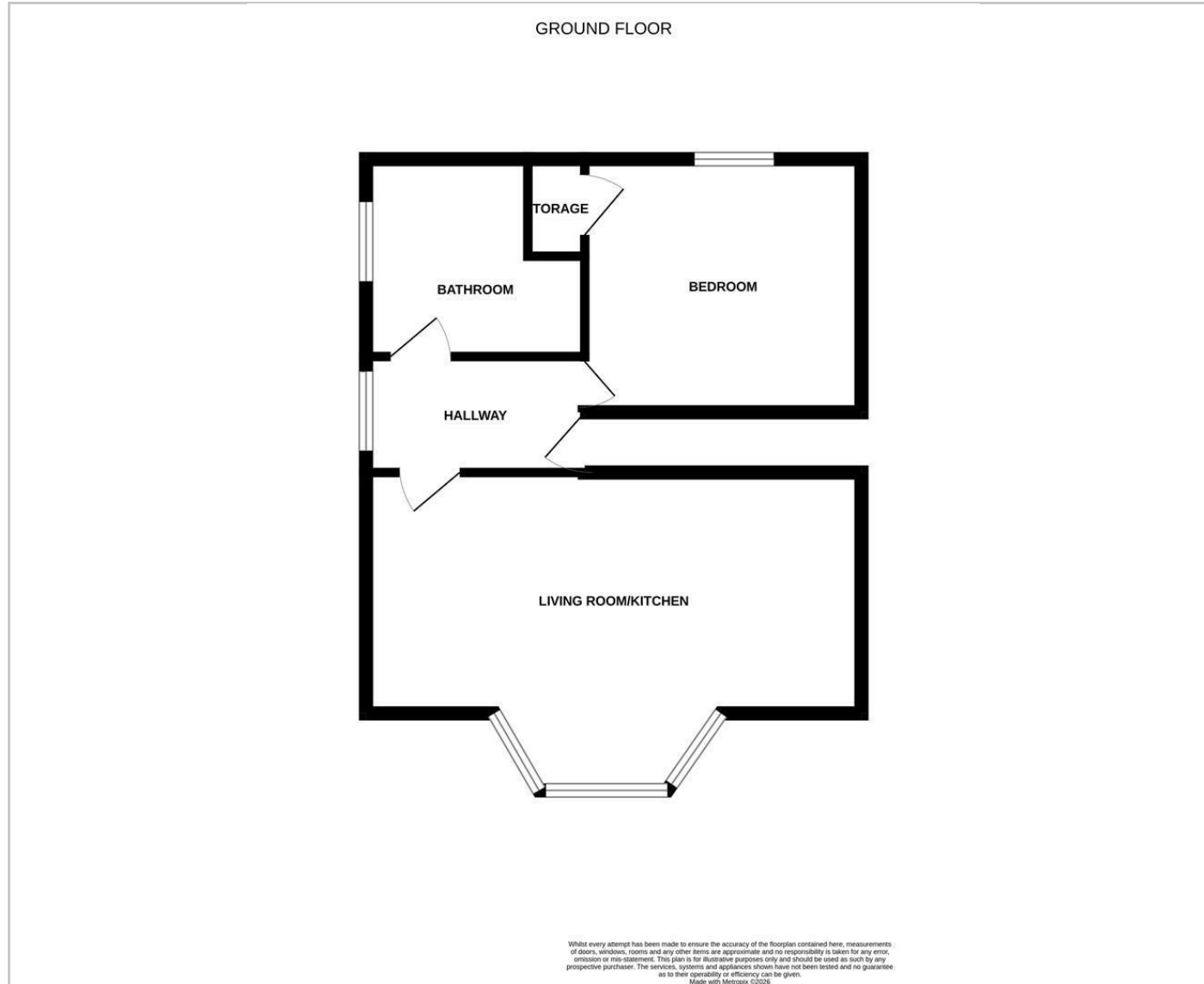
**REFURBISHED THROUGHOUT AND SET IN A CONVENIENT ST LEONARDS LOCATION... Call Robyn or Georgia at Oliver & Bailey to arrange your viewing of this beautifully presented one-bedroom second floor apartment.**

Situated in Villa Road, the property is ideally located within easy reach of St Leonards town centre, a variety of local shops, cafés and restaurants, as well as the seafront promenade. Excellent transport links are nearby, including St Leonards Warrior Square railway station, providing direct services to London and the South Coast.

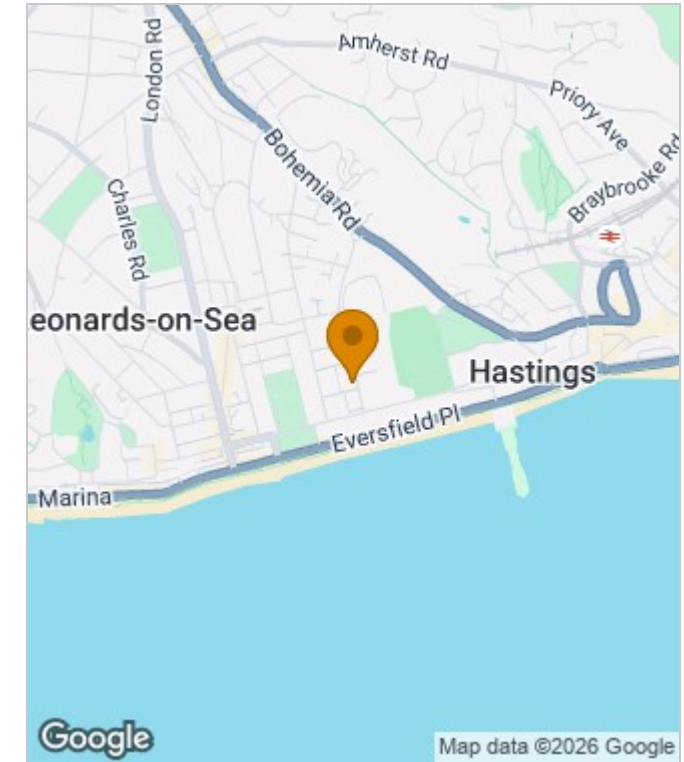
Recently refurbished throughout, the apartment offers bright and well-proportioned accommodation, comprising an open-plan living room and kitchen, a spacious double bedroom, and a modern bathroom fitted with a shower over the bath.

Further benefits include electric heating, double glazing and an EPC rating of C.

# FLOORPLAN



# AREA MAP



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

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