

16 Warrior Square, St Leonards-On-Sea, East Sussex TN37 6BS
£1,200 Per Month

Situated in a highly desirable central St Leonards location, this beautifully presented two-bedroom ground floor apartment offers comfortable modern living, with the added benefit of a private south-facing balcony enjoying lovely views across Warrior Square Gardens towards the sea.
Located in a purpose-built residential block, the property is ideally positioned just moments from the beach and the beautiful Warrior Square Gardens. A fantastic selection of independent shops, cafés, restaurants and bars are all within easy walking distance, along with the mainline railway station, offering convenient connections to London. EPC rating C & Council tax band A.

Accommodation comprises of: Entrance hallway, living room with a patio door leading out to the Southerly facing balcony ,Modern kitchen ,Two double bedrooms, shower room. Terms £1384 deposit, 1st months rent in advance. In order to proceed with an application a holding deposit equivalent to one weeks rent will be required to hold the property whilst references are being obtained. This will be taken off of your first months rent on move in upon successful completion of the referencing process. Please contact a member of staff for further details. For more information or to book a viewing, please call ((01424) 430011.We are members of The Property Redress Scheme and CMP (client money protect scheme CMP002697).

Hallway

Lounge

Kitchen

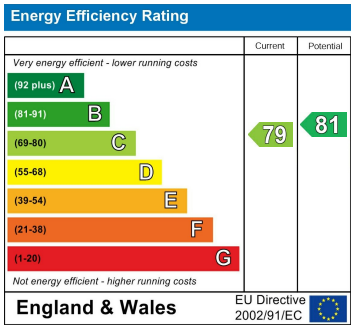
Bedroom One

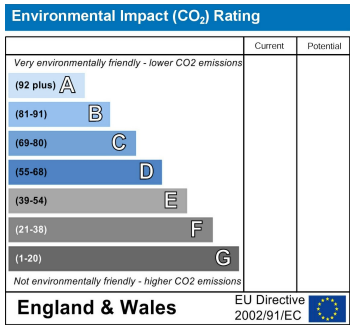
Bedroom Two

Shower room

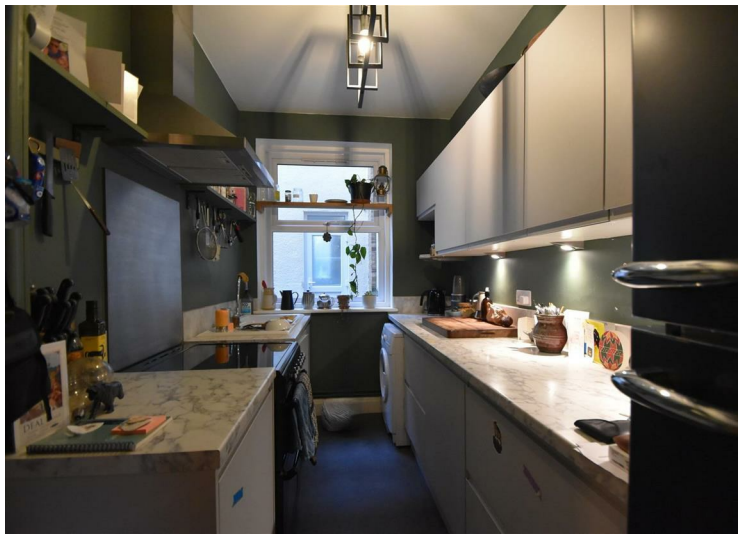
Balcony

Agents notes
These particulars are produced in good faith, but are intended to be a general guide only. It should also be noted that any measurements quoted are given for guidance only and are approximate and should not be relied upon for any other purpose. None of the services or appliances mentioned in these particulars have been tested unless required. Further information on broadband and mobile coverage and speeds can be found at Ofcom.org.uk/phones-and-broadband/coverage-and-speeds/Ofcom-checker/ According to the gov.uk website the property is located in an area at high risk of flooding from surface water however very low risk of flooding from rivers & seas.

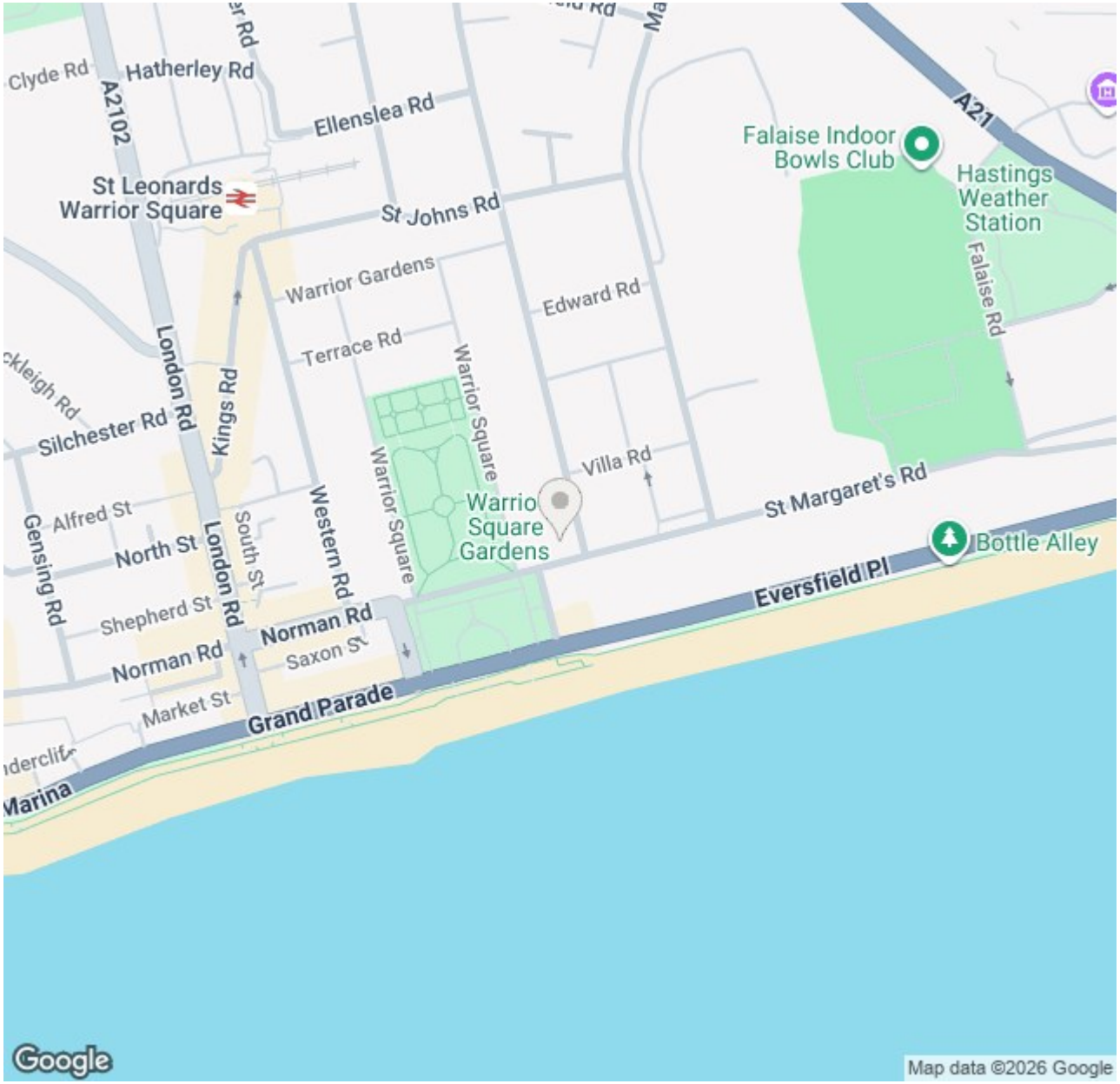












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