



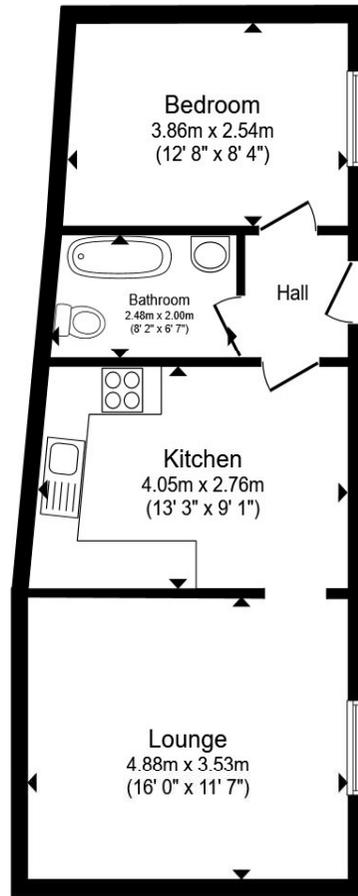
**Anchor House Western Road, Pevensey Bay Pevensey BN24 6HG**

**welcome to**

**Anchor House Western Road, Pevensey Bay Pevensey**

A well-presented one-bedroom ground floor maisonette located in the heart of Pevensey Bay, just a short walk from the seafront. The property benefits from its own private entrance, a front garden and parking available, making it an ideal first-time purchase, seaside retreat or investment opportunity





**Floor Plan**

**Entrance Hall**

**Kitchen**

13' 3" x 9' 1" ( 4.04m x 2.77m )

**Lounge**

16' x 11' 7" ( 4.88m x 3.53m )

**Bedroom**

12' 8" x 8' 4" ( 3.86m x 2.54m )

**Bathroom**

8' 2" x 6' 7" ( 2.49m x 2.01m )

**Front Garden**

Total floor area 43.8 m<sup>2</sup> (471 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)



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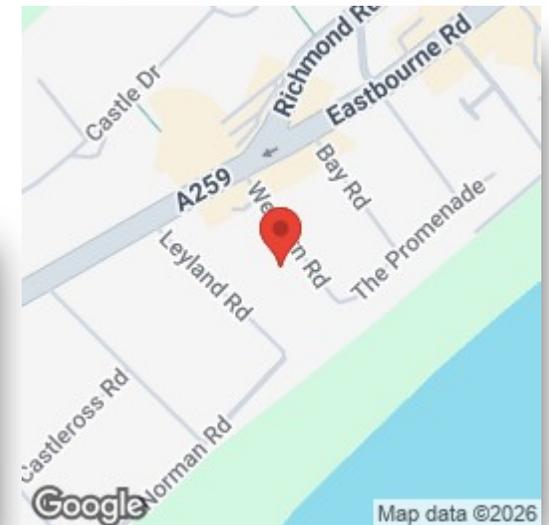
- Ground floor one bedroom maisonette
- Private front door
- Front garden
- Parking available
- Short walk to the seafront

Tenure: Leasehold EPC Rating: Awaiting

Council Tax Band: A

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

# £175,000



Please note the marker reflects the postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/LGL111905](https://fox-and-sons.co.uk/Property/LGL111905)



Property Ref:  
LGL111905 - 0002

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