







Magdalen Road, St. Leonards-On-Sea TN37 6EG

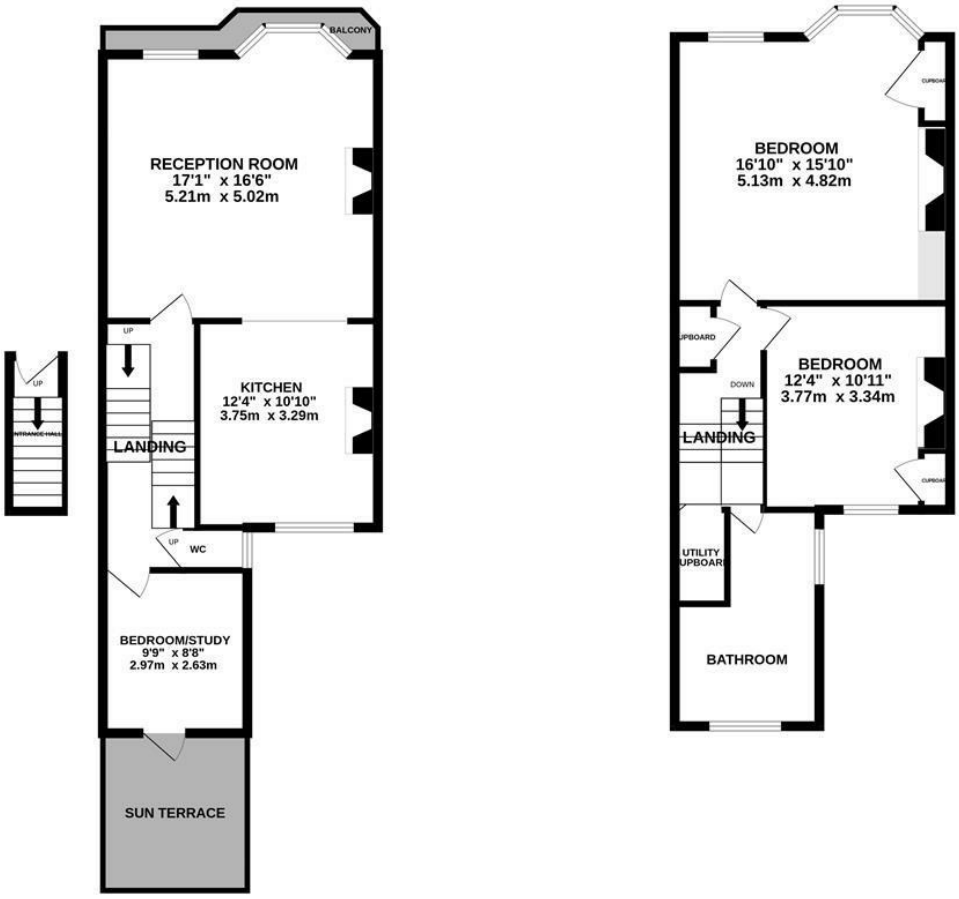
Offers in excess of £350,000

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A simply stunning TWO/THREE BEDROOM MAISONETTE with a private roof terrace situated in an idyllic LEAFY ST LEONARDS location. Just a short walk from the seafront, it's enviably placed for life by the coast close by to the hub of St. Leonards-On-Sea offering a collection of local shops, eateries, galleries and two mainline railway stations within walking distance with connections to London. Spanning the TOP TWO FLOORS of this period residence, the accommodation here is arranged as a BRIGHT LIVING SPACE which benefits from a FEATURE FIREPLACE and a bay window opening to a cast iron balcony, the living space is open to the contemporary fitted kitchen which offers ample storage and worktop space along with room for a dining table, creating the ideal sociable setting. There is also a STUDY/BEDROOM on this floor, positioned at the rear of the property benefitting from access out to the SUN TERRACE with FAR REACHING SEA VIEWS. The upper floor houses the further two bedrooms with the principal bedroom measuring an impressive 16'10 x 15'10 and benefitting from BUILT-IN STORAGE, together with a STYLISH BATHROOM where there is a FREESTANDING BATH, a separate shower enclosure and a double vanity. Being sold with SHARE OF THE FREEHOLD, this apartment would make the PERFECT FAMILY HOME and is not to be missed.

FIRST FLOOR
593 sq.ft. (55.1 sq.m.) approx.

SECOND FLOOR
563 sq.ft. (52.3 sq.m.) approx.



TOTAL FLOOR AREA : 1156 sq.ft. (107.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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