



## 17 Pevensey Road

, St. Leonards-On-Sea, TN38 0JY

£240,000



2



1



1



C

# 17 Pevensey Road



## Description

A rarely available opportunity to secure a spacious ground floor two double bedroom flat in the absolute heart of central St Leonards-on-Sea — a genuinely unbeatable position where everything is quite literally on your doorstep.

Set within an attractive Victorian building, the property boasts impressive ceiling height throughout enhancing the sense of space and light alongside a generous open-plan kitchen/living area that forms the hub of the home.

Both bedrooms are doubles, offering a practical and versatile layout suited to owner-occupiers, second-home buyers or investors alike.

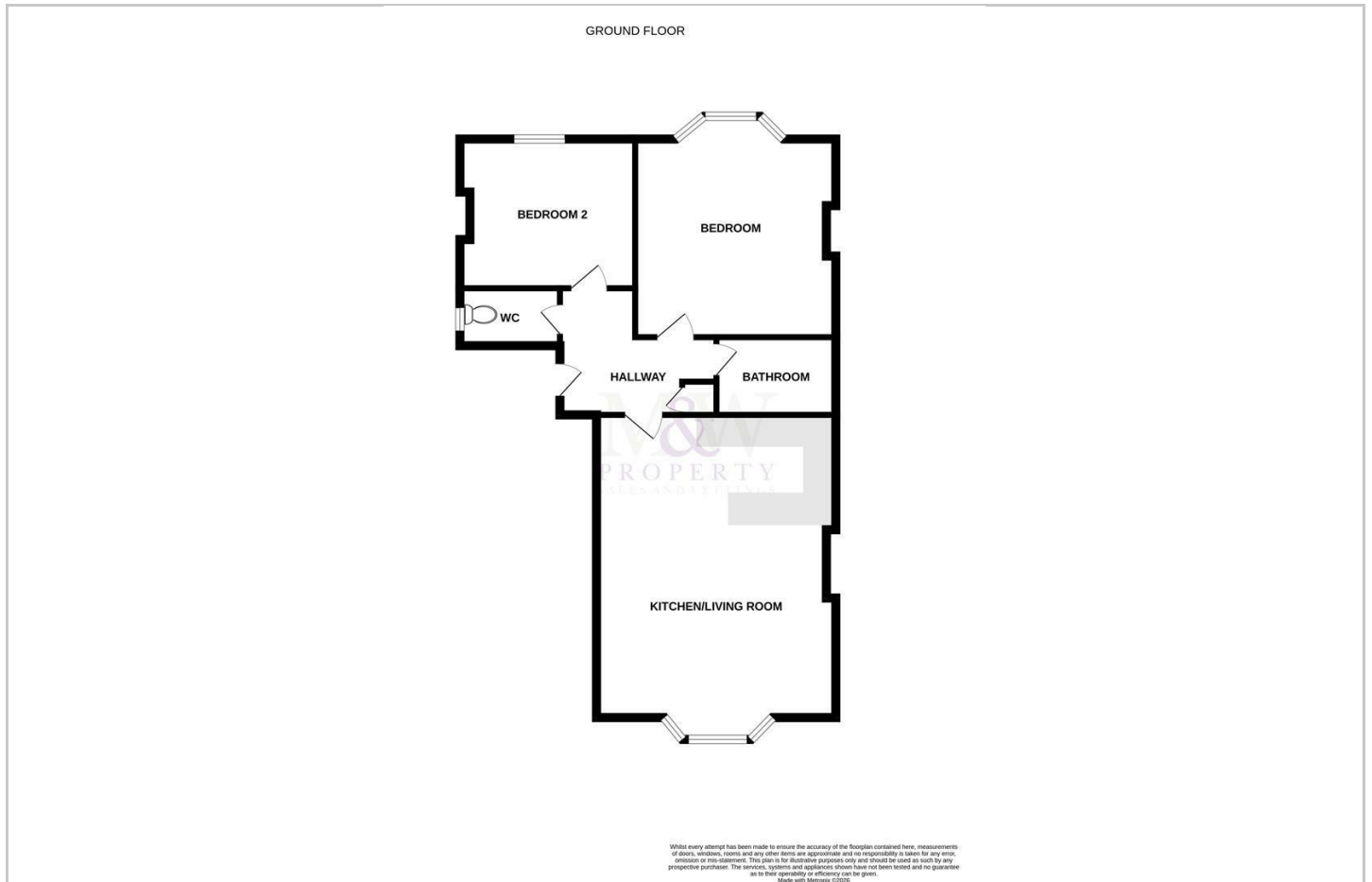
Ground floor properties in this location very rarely come to market, making this a standout opportunity for those seeking convenience, accessibility and long-term potential in equal measure.

- 2 Bedroom, Hall Floor Flat
- Lower End Position on Pevensey Road
- Sizeable Bedrooms
- A Few Minutes Walk From Warrior Square Station
- Open-Plan Kitchen/Living Room

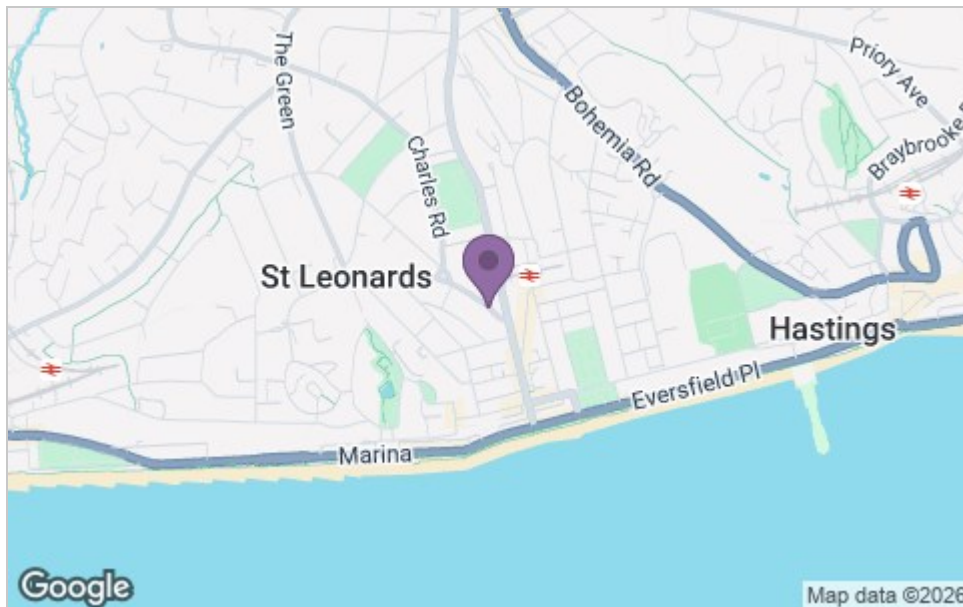




## Floor Plan



## Area Map



## Viewing

Please contact our St Leonards on Sea Office on 01424 420073 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

11 London Road, St Leonards on Sea, East Sussex, TN37 6AE  
Tel: 01424 420073 Email: sales@mandwsalesandlettings.co.uk

## Energy Efficiency Graph

