



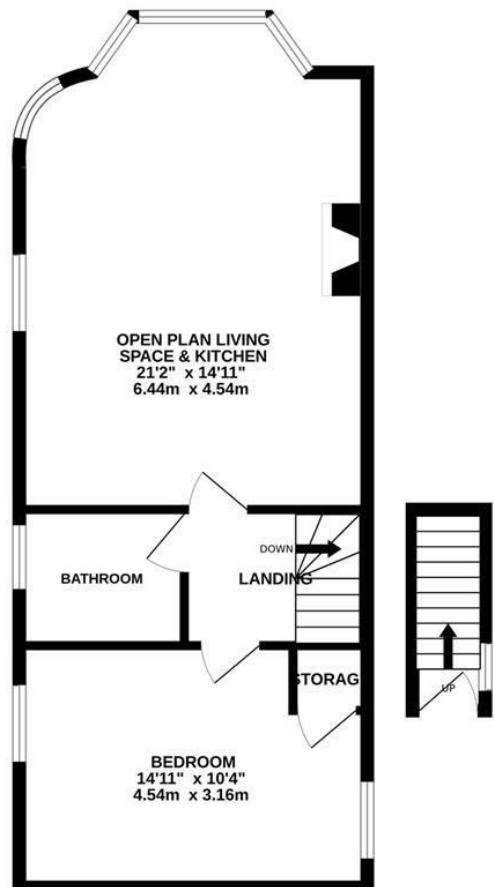
## London Road, St. Leonards-On-Sea TN37 6AN

Offers in excess of £165,000



A beautifully presented ONE BEDROOM APARTMENT with SEA VIEWS enviably positioned in a CENTRAL ST LEONARDS location. It's close by to Gensing Gardens and just a short stroll into the hub of St. Leonards where there is a mainline railway station, local shops and award winning eateries, making it perfectly placed for LIFE BY THE SEA. The accommodation here is arranged as a BRIGHT LIVING SPACE which is positioned at the front of the property enjoying a dual aspect, a FEATURE FIREPLACE and it is open to the MODERN FITTED KITCHEN which offers ample storage and worktop space. There is one WELL PROPORTIONED DOUBLE BEDROOM at the rear of the property together with a STYLISH FAMILY BATHROOM. Set in a SOUGHT AFTER LOCATION, this fantastic property would make the PERFECT FIRST TIME HOME or seaside retreat and is not to be missed.

SECOND FLOOR  
557 sq.ft. (51.7 sq.m.) approx.



TOTAL FLOOR AREA : 557 sq.ft. (51.7 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. The floorplan is for guidance only and should not 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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