



**Fairseat Court - Sedlescombe Road South, St. Leonards-On-Sea TN38  
0TB**

**welcome to**

**Fairseat Court - Sedlescombe Road South, St. Leonards-On-Sea**

This top-floor, one-bedroom flat boasts a spacious lounge with a separate large kitchen, a good sized double bedroom, and a modern bathroom with shower. Perfectly situated near local amenities and transport links, it offers comfort, style and convenience, ideal for professionals or couples.





### Entrance Porch

### Living Room

17' 1" x 13' ( 5.21m x 3.96m )

### Hallway

### Kitchen

10' 1" x 9' ( 3.07m x 2.74m )

### Bedroom One

10' 1" x 9' ( 3.07m x 2.74m )

### Shower Room

Total floor area 50.7 m<sup>2</sup> (546 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.focalagent.com](http://www.focalagent.com)

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## Fairseat Court - Sedlescombe Road South, St. Leonards-On-Sea

- ONE DOUBLE BEDROOM
- TOP FLOOR FLAT
- WITHIN EASY REACH OF SHOPS & TRANSPORT LINKS
- OFF STREET PARKING
- VERY SPACIOUS

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 800.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 19 Oct 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £150,000



Please note the marker reflects the postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/HAS123864](https://fox-and-sons.co.uk/Property/HAS123864)



Property Ref:  
HAS123864 - 0003

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