

RUSH
WITT &
WILSON



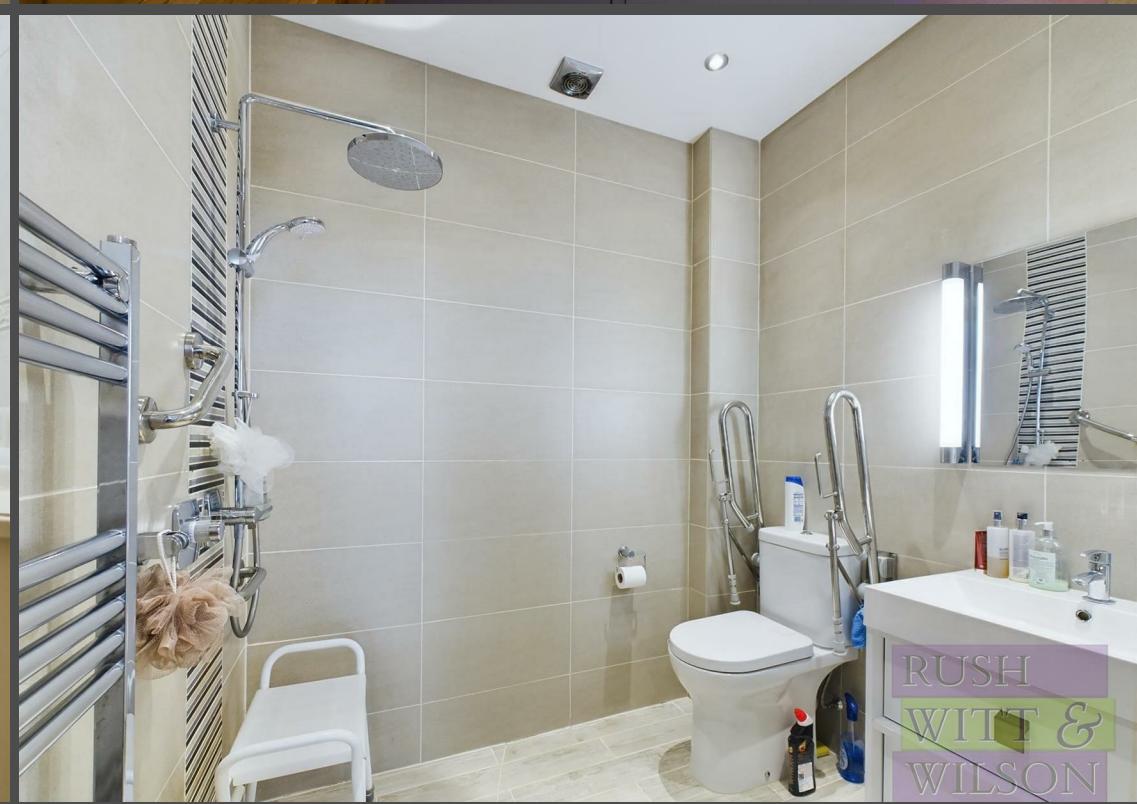
10 Marina Park Seaside Road, St. Leonards-On-Sea, TN38 0AQ
£350,000

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360° HDR VIRTUAL TOUR VIA THE LINKCHAIN FREE*** Rush Witt & Wilson welcome to the market this stunning TWO BEDROOM apartment with DIRECT SEA VIEWS from the BALCONY and an allocated parking space. Residents of Marina Park enjoy immediate ease of access to everyday amenities, seafront promenade and the exclusive use of its on site leisure facilities boasting a HEATED SWIMMING POOL, SAUNA and GYMNASIUM. Internally the accommodation is well appointed with lifts and stairs to all floors and comprises upon entry, light and airy entrance hall leading through to all rooms with the main focal point being the OPEN PLAN LIVING ROOM/KITCHEN SPACE WITH VIEWS TOWARDS THE SEA. What we love about this seaside abode is the SPACIOUS feel throughout and with it's natural flow. The property itself has TWO BEDROOMS with the main bedroom including a MODERN FITTED EN-SUITE WET ROOM with secondary access to the balcony and the bathroom is of a good standard. If you have been searching for a seafront bolt hole then look no further than this, we cannot wait to show you this one!





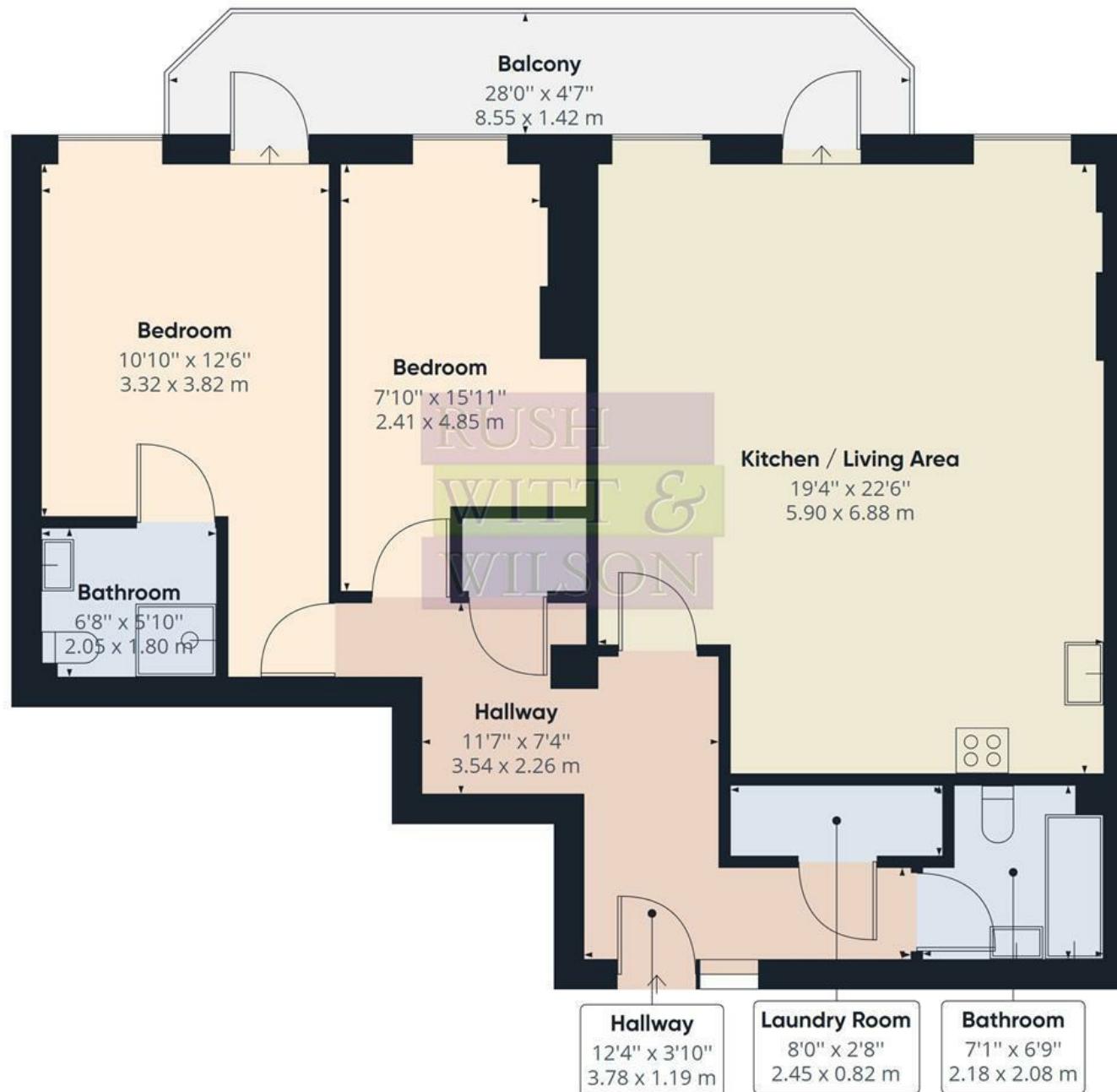


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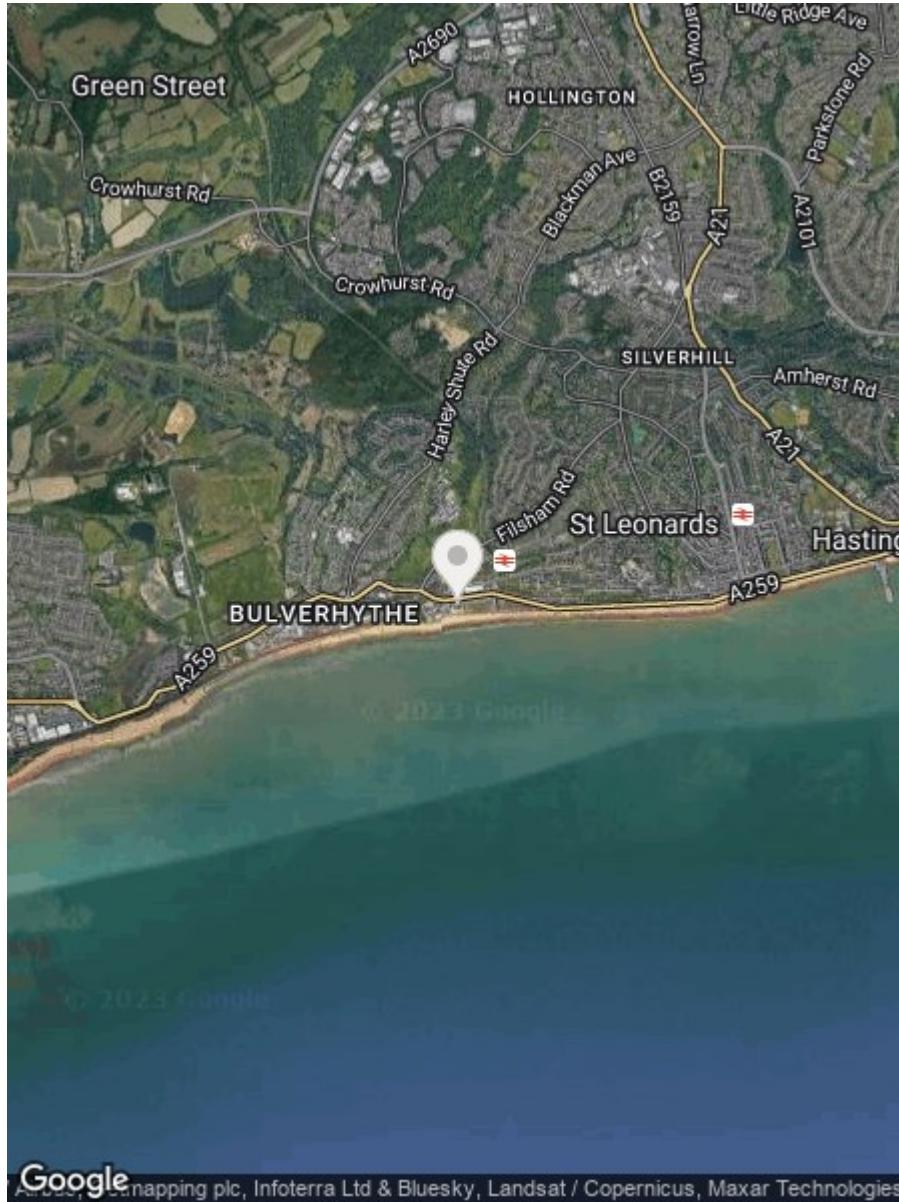
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(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	