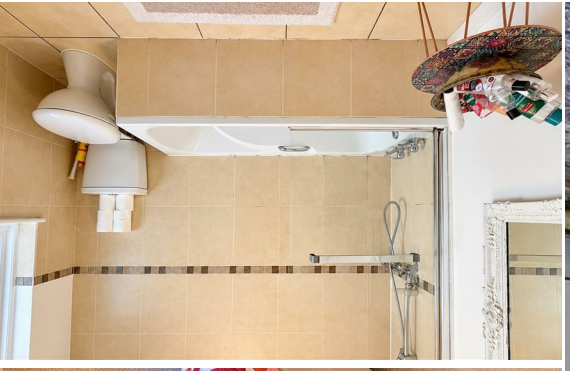
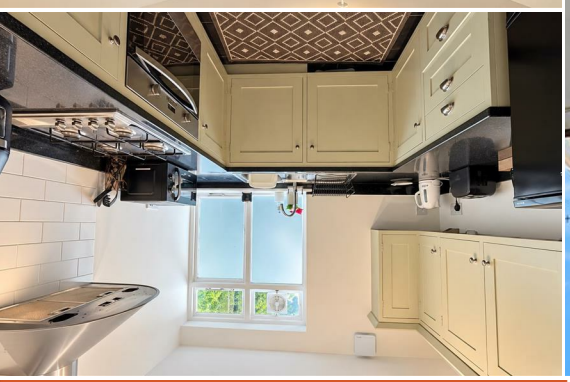








Flat 3 Allegria Court Quarry Hill, St. Leonards-On-Sea, TN38 0HQ



Leasehold - Share of Freehold

£265,000

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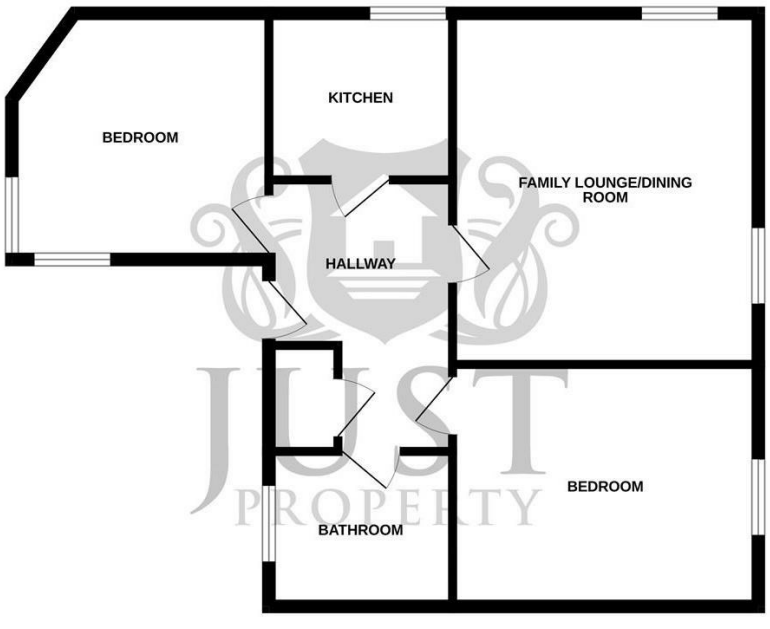


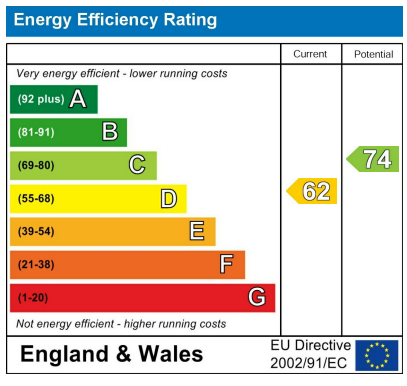


FLOORPLANS

Flat 3 Allegria Court Quarry Hill, St. Leonards-On-Sea, TN38 0HQ

GROUND FLOOR





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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Leasehold - Share of Freehold

£265,000









2 Bedrooms | 1 Receptions | 1 Bathrooms | 700.00 sq ft

PROPERTY DETAILS

CHAIN FREE

Enjoying a secluded position in the prestigious Burton St Leonards area, this charming two-bedroom ground floor apartment offers a wonderful combination of period character, beautiful communal gardens and sea views. Set within an attractive Grade II listed building on Quarry Hill, the property also benefits from allocated parking and a share of the freehold.

The accommodation extends to approximately 700 sq ft and comprises a spacious entrance hall, a welcoming reception room, two bedrooms and a well-appointed bathroom.

A particular feature are the communal gardens, which provide a peaceful outdoor space for residents to enjoy. Each apartment has its own designated area of the gardens, maintained by the owners, while the gardens themselves offer views across St Leonards and towards the sea.

Further benefits include allocated parking, gas central heating and the balance of a 999-year lease. The annual maintenance charge is approximately £2,400.

Ideally positioned to enjoy the charm of Burton St Leonards, with its attractive surroundings and nearby amenities, this appealing apartment would make an excellent home or investment.

Viewing is highly recommended by the vendors' sole agents, Just Property. Contact us on 01424 444100 to arrange your appointment.

ROOM DIMENSIONS

Private Front Door

Hallway
12'2" x 7'7" (3.73 x 2.32)

Family Lounge and Dining Room
15'2" x 13'3" (4.64 x 4.04)

Bedroom
13'3" x 10'5" (4.06 x 3.18)

Bedroom
11'2" x 10'7" (3.41 x 3.25)

Kitchen
7'10" x 7'3" (2.40 x 2.23)

Bathroom
7'7" x 6'1" (2.33 x 1.87)

Residents Parking

Communal Gardens

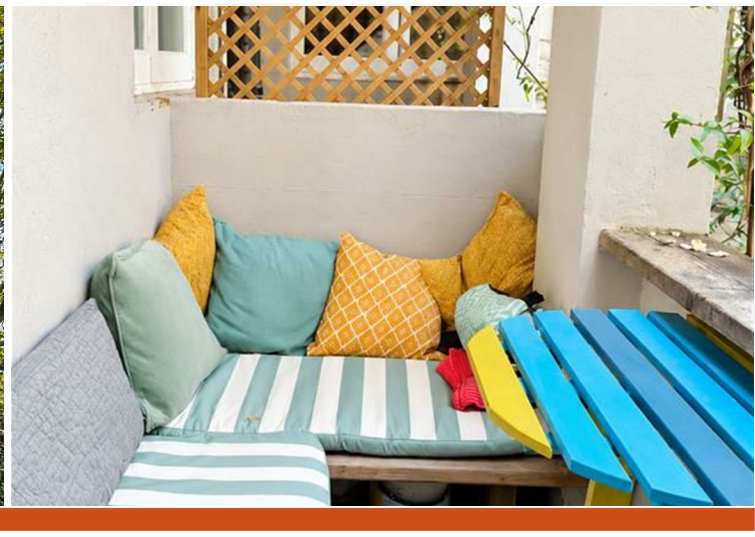
Small Relaxing Outdoor Private Area

FEATURES

- CHAIN FREE
- Beautiful Ground Floor Apartment
- Two Double Bedrooms
- Superb St Leonards Position
- Residents Parking
- Gorgeous Grade II Listed Building
- Communal Gardens
- Share of Freehold and Long Lease
- Many Period Features Retained







Please note that we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and accordingly if there are any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.