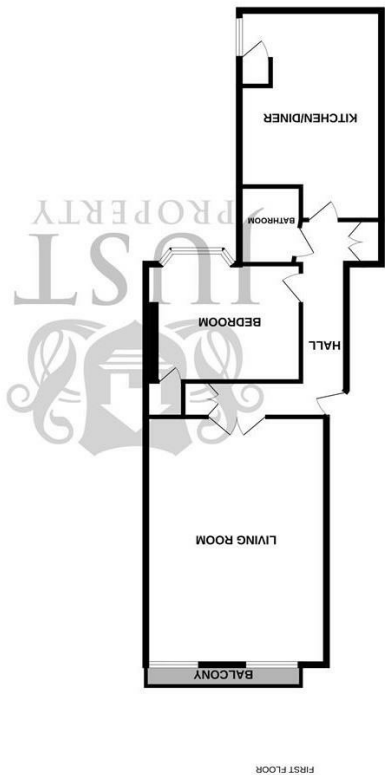




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Energy Efficiency Rating		
EU Directive 2002/91/EC		
England & Wales		
Not energy efficient - higher running costs		
G (1-20)		
F (21-38)		
E (39-54)		
D (55-68)		
C (69-80)		
B (81-91)		
A (92 plus)		
Very energy efficient - lower running costs		
Potential	Current	
	78	65

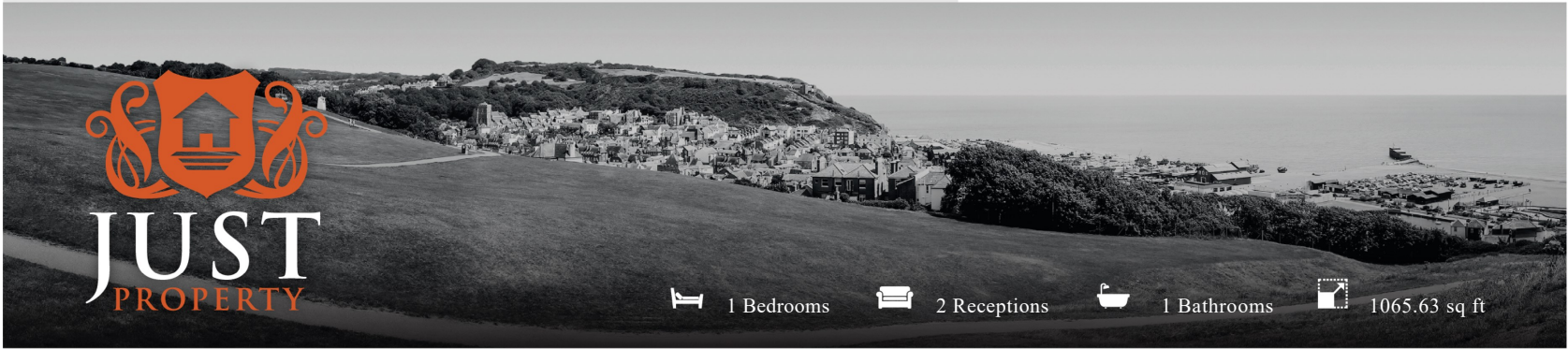
Measurements have been made to ensure the accuracy of the England standard data measurements of doors, windows, floors and other items are representative and are representative of the area of the property. The company does not accept any liability for any errors or omissions in the information provided. The company does not accept any liability for any errors or omissions in the information provided. The company does not accept any liability for any errors or omissions in the information provided.



FLOORPLANS

1B 98 Marina, St Leonards-On-Sea, TN38 0BP

www.justproperty.net



1 Bedrooms 2 Receptions 1 Bathrooms 1065.63 sq ft

1B 98 Marina, St Leonards-On-Sea, TN38 0BP

Leasehold

£249,950





Leasehold

£249,950



1 Bedrooms



2 Receptions



1 Bathrooms



1065.63 sq ft

PROPERTY DETAILS

CHAIN FREE

Just Property is delighted to present this charming one-bedroom seafront flat, enviably located in the sought-after Marina area of St Leonards. Offering a perfect blend of character and modern comfort, the property retains many original features, enhancing its unique appeal. Boasting an internal area of 1065 square feet, the flat provides generous living space throughout.

As you enter the property, you are greeted by a substantial entrance hall, which leads into the main reception room. This impressive space offers generous accommodation and direct sea views, with two large windows flooding the room with natural light and creating an inviting atmosphere. Down the hall, you will find the well-appointed kitchen diner and bathroom, adding to the convenience of the home. The kitchen benefits from a plumbed-in washing machine, a fridge freezer, and space with venting and an electric supply for a tumble dryer. The bedroom is a good size and features plentiful storage.

Further benefits include a long lease of circa 110 years and an annual service charge of £1000.

With its prime location by the seafront, original details, and ample space. Whether you're looking for a peaceful retreat or a vibrant seaside home, this property promises comfort, character, and an unbeatable setting.

To arrange access, please contact the vendor's chosen sole agents, Just Property.

ROOM DIMENSIONS

Communal Entrance

Front Door

Hallway
22'10" (6.97)

Storage Cupboard

Living room
21'9" x 15'8" (6.63 x 4.78)

Bedroom
13'2" x 11'8" (4.02 x 3.56)

Bathroom
9'10" x 5'5" (3 x 1.66)

Open Kitchen / Dining Room
19'1" x 10'9" (5.83 x 3.28)

Front Balcony

FEATURES

- CHAIN FREE
- Large Family Lounge
- Stunning Direct Sea Views
- Many Original Features
- Long Lease
- Walking Distance To Train Station
- Close To St Leonards Town Centre
- Moments From Beach & Promenade
- Great Opportunity

