



Magdalen Road, St Leonards TN37 6EP

Offers in excess of £195,000



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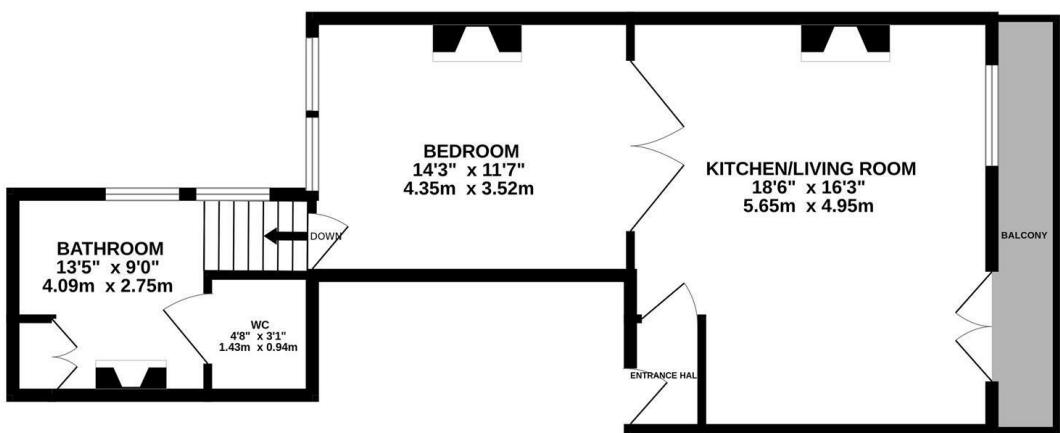
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A bright and particularly spacious ONE BEDROOM APARTMENT with a PRIVATE BALCONY set in a sought after LEAFY ST LEONARDS SETTING. Occupying an idyllic spot just a short walk from the seafront, it's enviably placed for life by the coast with the hub of St. Leonards-On-Sea close by offering a collection of local shops, eateries, galleries and two mainline railway stations with connections to London. From the highly desirable first floor the accommodation here offers HUGE SCOPE FOR POTENTIAL and is arranged as an OPEN PLAN LIVING SPACE positioned at the front of the property which measures an impressive 18'6 x 16'3 providing plenty of room for a dining table and enjoying access to the balcony while the kitchen is fitted to offer ample storage and worktop space. Connected by grand ORIGINAL DOUBLE DOORS, the WELL PROPORTIONED bedroom enjoys a rear aspect with VIEWS TOWARDS THE SEA and Beachy Head along with stairs leading down to the bathroom where there is a bath with shower over and a separate w/c. Being sold with a new 999 YEAR LEASE and a SHARE OF FREEHOLD, this fantastic property offers the potential to be made into a fantastic seaside home and is not one to be missed.

FIRST 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 equipment shown have not been tested and no guarantee as to their operability or efficiency can be given.
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