



OAKFIELD

Warrior Square, St. Leonards, TN37 6BS

£895 Per Calendar Month



## Warrior Square, St. Leonards, TN37 6BS

One-Bedroom Apartment with Private Garden.

A newly decorated one-bedroom apartment with a private rear garden, situated on the hall floor of this attractive Victorian building in the heart of St Leonards.

Ideally located within easy walking distance of a variety of shops, cafés, restaurants and local amenities, the property offers comfortable living in a highly convenient location.

The accommodation comprises an entrance hallway, bathroom and a spacious double bedroom. To the rear, a bright living room features an attractive exposed brick wall and leads through to the kitchen, which is fitted with an integrated oven and hob. There is also a useful additional storage area off the kitchen.

A door from the kitchen provides direct access to the private tiered rear garden, offering an excellent outdoor space to relax and entertain.

The property is just moments from St Leonards seafront and is conveniently positioned for local shopping facilities, cafés, restaurants and bars. Warrior Square mainline railway station is also within easy reach, providing excellent transport links.

Additional benefits include electric heating, a private rear garden and on-street parking.

Please note:

An annual household income of £26,850 will be required for the affordability criteria of this property.

Available Now!





### Living Room

12'3" x 11'9" (3.74m x 3.60m)

### Kitchen

15'2" x 6'5" (4.64m x 1.97m)

### Bedroom

10'3" x 8'3" (3.14m x 2.52m )

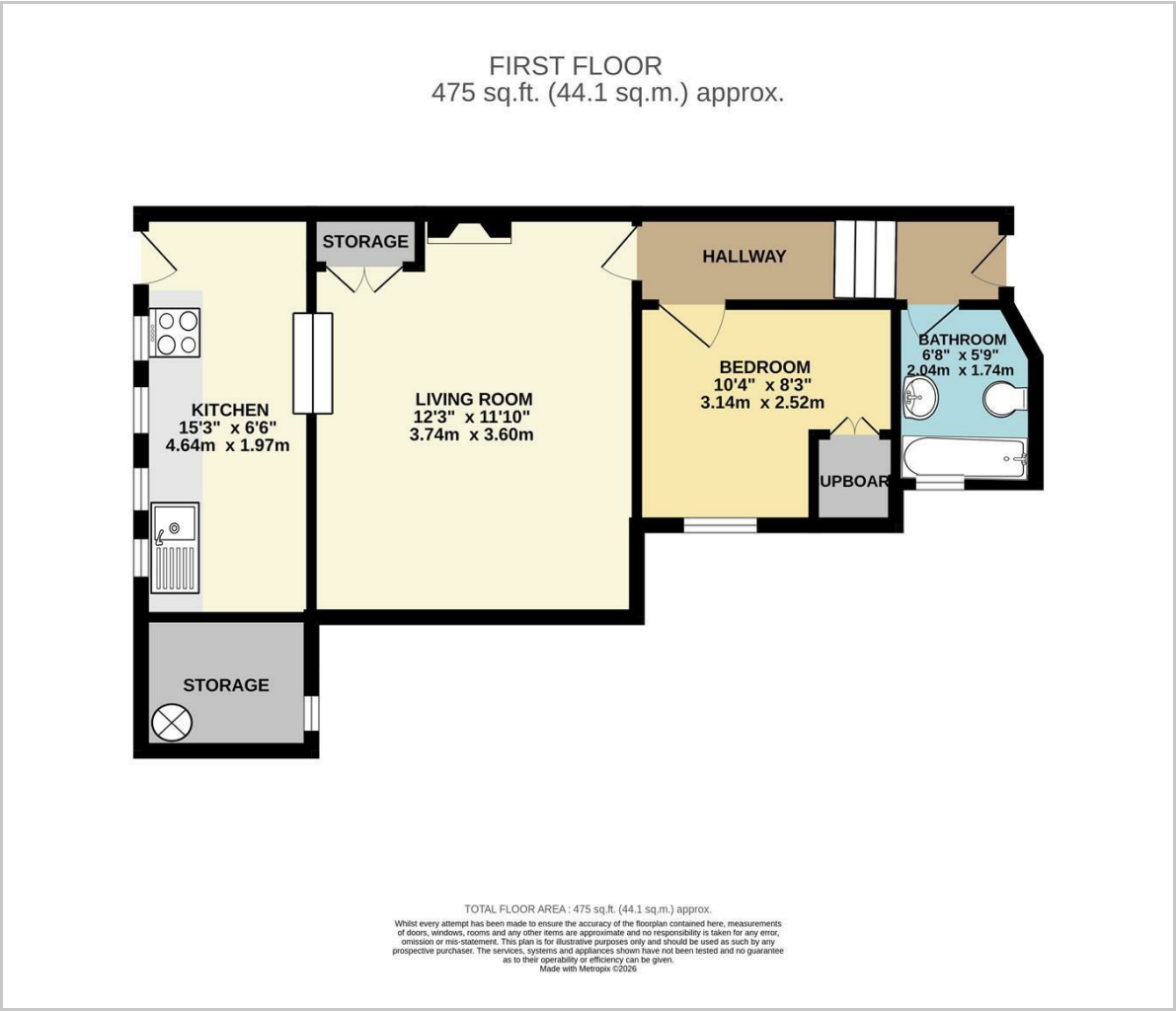
### Bathroom

6'8" x 5'8" (2.04m x 1.74m)

**Council Tax Band A - £1,784.39 Per Annum**



Floor Plan



Viewing

Please contact us on 01424 446644  
if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

