



## 2 bed apartment to buy in TN37

55-57 London Road, East Sussex, St.  
Leonards-on-Sea, East Sussex, TN37 6AY

**£100,000** Starting Bid

 x2  x1  x1

Tenure

**Leasehold**

On Street parking

## Property features

- ✓ Being Sold via Secure Sale Online Bidding. Terms & Conditions apply.
- ✓ Renovation Required Throughout
- ✓ Two Bedrooms
- ✓ Chain Free
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas

## Description

An opportunity to acquire a renovation project in central St.Leonards.

Currently set up as a two bedroom property, on the first floor with scope to update throughout.

Set in the heart of St. Leonards, a short distance away from the local Warrior Square Train Station with links to London stations. Close to popular local eateries, coffee houses and restaurants in Norman and Kings Road. Within walking distance to the beach.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 104

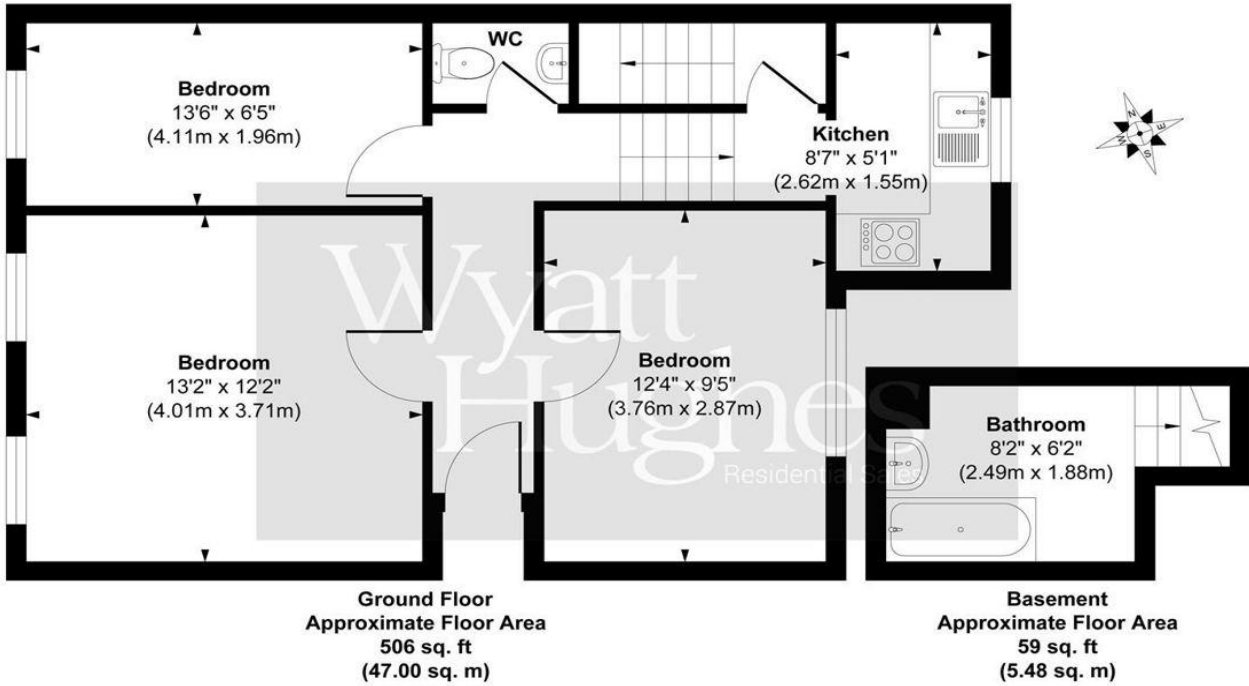
Annual Service Charge Amount: £100.00

Price: Starting Bid £100,000

Property Type: Apartment

Parking: On Street

Heating: Gas



**Approx. Gross Internal Floor Area 565 sq. ft / 52.48 sq. m**  
 Illustration for identification purposes only, measurements are approximate, not to scale.  
 Produced by Elements Property

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			75
(55-68) <b>D</b>	66		
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	

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Contact your local branch today for more information on this property:

**107 London Road, Headington, Oxford, Oxfordshire, OX3 9HZ, [www.chancellors.co.uk](http://www.chancellors.co.uk)**

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