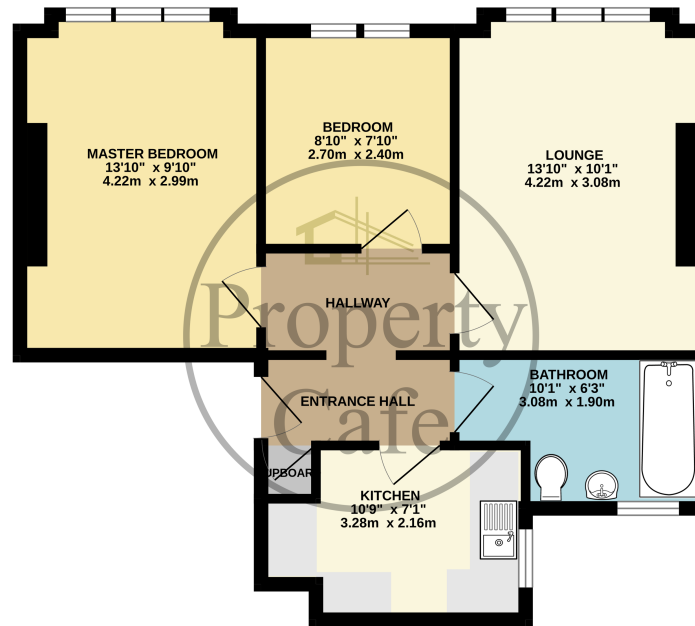




Flat 4, 30 St Leonards Road, BEXHILL-ON-SEA, East Sussex, TN40 1HT  
£900 pcm

**GROUND FLOOR**  
**524 sq.ft. (48.7 sq.m.) approx.**



TOTAL FLOOR AREA : 524 sq.ft. (48.7 sq.m.) approx.  
While 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 misstatement. 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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Property Café are delighted to offer to let this third floor flat situated in the heart of Bexhill town centre, close to the mainline railway station, sea front promenade and local amenities. Internally this well proportioned apartment is situated in a grade listed conversion and comprises; A spacious lounge/diner, modern fitted kitchen with some appliances, modern bathroom with white suite and shower over bath and two double bedrooms. Further internal benefits include, ornate single glazed windows with additional secondary glazing, electric heating, modern decor with neutral colour schemes and internal storage. The property is available from the end of March 2026 on a long let and a minimum annual income of £27,000 per annum is required to be eligible for this property with internal viewings highly recommended. For additional information or to arrange your internal viewing, please contact our Bexhill office on 01424 224488 Option 2.

1x Week holding deposit = £207.69

5x Weeks security deposit = £1,038.46

Minimum income required = £27,000





**Bedrooms:** 1  
**Council Tax:** Band A  
**Council Tax:** Rate 1626  
**Parking Types:** On Street.  
**Heating Sources:** Electric.  
**Electricity Supply:** Mains Supply.

- Town centre location.
  - Two bedrooms.
- Neutral decor throughout.
- Electric heating and single glazing.

**Receptions:** 1  
**Water Supply:** Mains Supply.  
**Sewerage:** Mains Supply.  
**Broadband Connection Types:** FTTP.  
**Accessibility Types:** None.

- Spacious lounge/diner.
- Third floor apartment.
- Available end of March 2026
- Modern kitchen and bathroom