



**Brittany Road, St. Leonards-On-Sea
East Sussex TN38 0YU**

£12,000 Leasehold

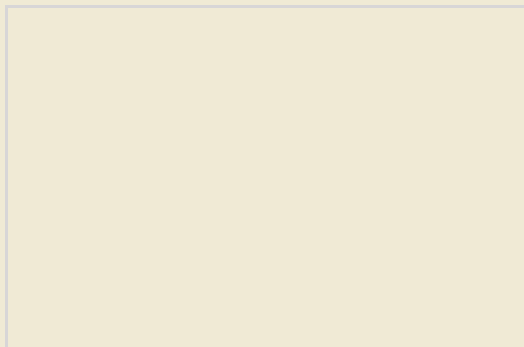
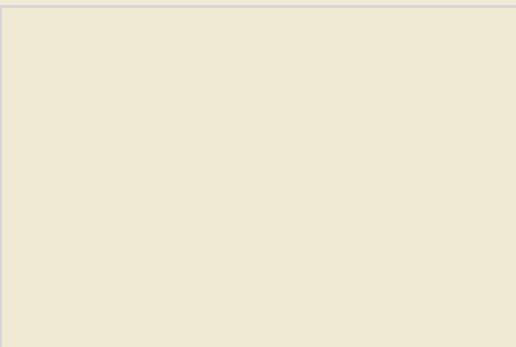
A single garage measuring approx 8' x 14' forming part of a block of three in the grounds of this building converted into flats in Brittany Road.

The door we have been advised is broken and replacement required and there is no light or power to the garage.

We have been verbally advised, It is held on lease for 99 years from 1978. The current ground rent is £5 per annum and there is an annual insurance cost of £13.31.



We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
100-105	A	100-105	A
81-100	B	81-100	B
62-80	C	62-80	C
43-61	D	43-61	D
23-42	E	23-42	E
3-22	F	3-22	F
1-2	G	1-2	G

For energy efficient - higher running costs
For environmental friendly - lower CO₂ emissions

England & Wales
2020/21/LEC

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