

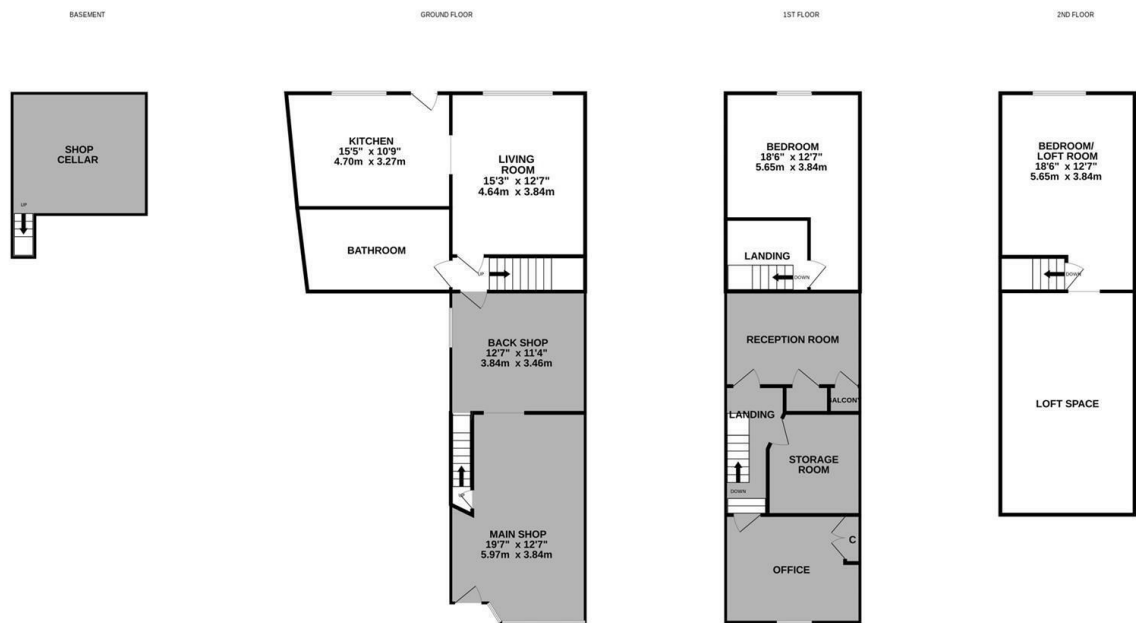


High Street, Hastings TN34 3EN

Offers in the region of £650,000



A RARE OPPORTUNITY to purchase a WHOLE FREEHOLD BUILDING in a PRIME POSITION on the High Street comprising of a RESIDENTIAL COTTAGE with walled garden and COMMERCIAL UNIT. Situated in the centre of HASTINGS OLD TOWN within immediate distance of the beach and local shops, restaurants and traditional pubs. Hastings Town centre is just a 10 minute walk away offering additional shopping and leisure facilities and a mainline railway station with connections to London. The VERSATILE ACCOMMODATION is currently arranged as a commercial space which SPANS THREE FLOORS with a shop front on the High Street, a cellar, VARIOUS STORAGE ROOMS and an OFFICE, being more spacious than meets the eye. The space can be easily configured as the shop having the main shop room and cellar only, leaving the accommodation with another four rooms, one on the ground floor and three on the first floor. There is a SELF CONTAINED TWO BEDROOM COTTAGE accessed by a private entrance at the rear of the property where the ground floor offers a charming living room, separate kitchen and large family bathroom. On the first floor there is a large bedroom with a rear outlook towards the EAST HILL and the upper floor houses the second bedroom and a large loft room which provides a useful storage space. The shop is currently leased until March 2025 to a popular deli. More information can be provided upon request. Being sold CHAIN FREE.



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