



OAKFIELD



Denmark Place, Hastings, TN34 1PQ

Asking Price £112,000



## Denmark Place, Hastings, TN34 1PQ

Welcome to your retirement retreat by the sea! Nestled on Hastings Seafront, this second-floor, one-bedroom property offers the perfect blend of comfort and convenience, now available CHAIN FREE!

Recently renovated to a high standard, the property boasts a sleek modern kitchen and a luxurious shower room, ensuring every moment spent here is one of relaxation. Enjoy panoramic views of the meticulously maintained communal gardens. With Hastings Town Centre and Hastings Train Station just a stroll away, amenities are within easy reach, while the added perks of a laundry room, residents lounge, sun terrace, and lifts to all levels ensure convenience at every turn. Additionally, Homedane House presents an array of delights including guest suites available for booking, starting from as little as £30 a night, providing the perfect place for visiting friends and family.

Experience over 60s living at its finest with this exceptional retirement property at Homedane House. Don't miss the opportunity to secure your slice of seaside living!





### Lounge/Diner

17'2 x 10'7 (5.23m x 3.23m)

### Kitchen

7'3 x 5'5 (2.21m x 1.65m)

### Main Bedroom

13'11 x 8'7 (4.24m x 2.62m)

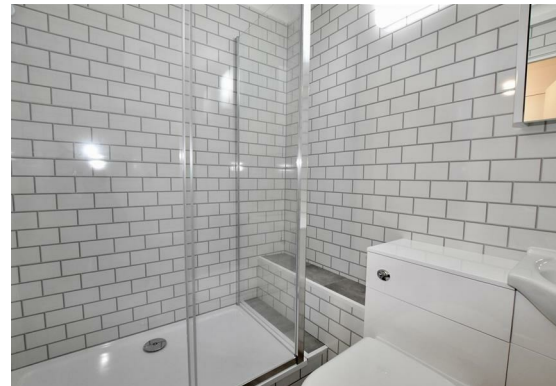
### Bathroom

6'9 x 5'3 (2.06m x 1.60m)

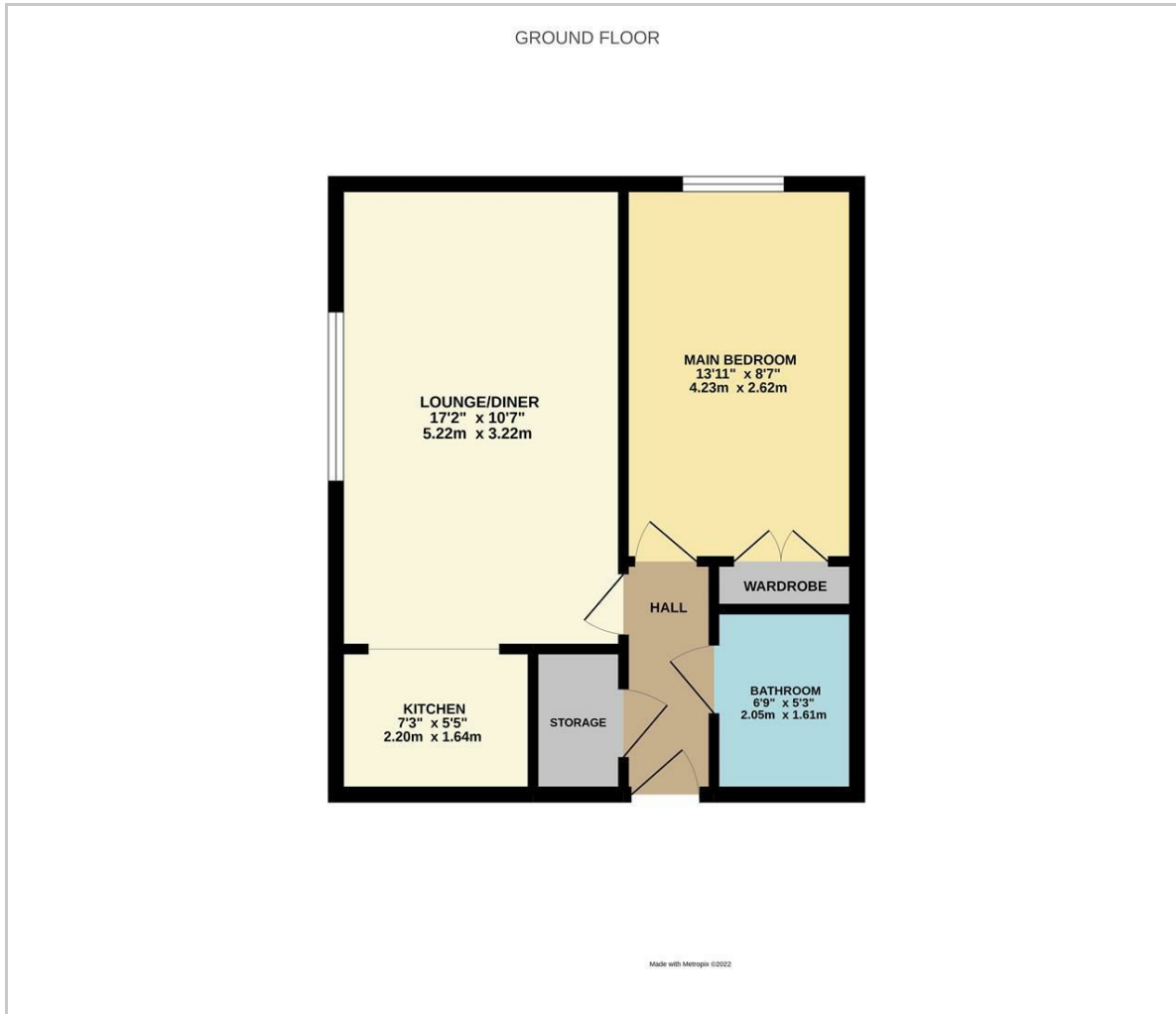
### Council Tax Band - B

### Lease Information

The seller advises the property is offered as leasehold and has approximately 61 years remaining, with a ground rent of £253.88 and the annual service charge is £3,453.09. The agent has not had sight of confirmation documents and therefore the buyer is advised to obtain verification from their solicitor or surveyor.



## Floor Plan



## Viewing

Please contact us on 01424 722122 if you wish to arrange a viewing appointment for this property or require further information.

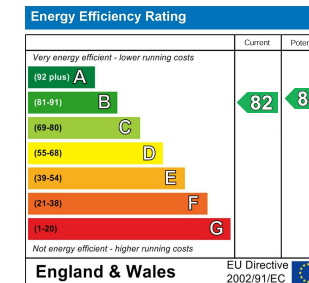
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

60-61 Robertson Street, Hastings, East Sussex, TN34 1HY  
 hastings@oakfieldproperty.co.uk

## Area Map



## Energy Efficiency Graph



01424 722122  
 www.oakfieldproperty.co.uk