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**Flat 4 44 Mount Pleasant Road, Hastings, TN34 3SH
Offers In The Region Of £190,000 Share of Freehold**

Nestled on Mount Pleasant Road in Hastings, this charming two-bedroom ground floor flat presents an excellent opportunity for those seeking a comfortable and convenient living space. With its private entrance, private front garden and allocated parking, this property offers both privacy and ease of access. Upon entering, you are welcomed into a spacious entrance hallway, The heart of the home is the impressive lounge-dining room, perfect for both relaxation and entertaining. The kitchen is well-appointed, providing a delightful space for culinary pursuits.

The master bedroom boasts an en suite shower room, ensuring a touch of luxury and convenience, while the additional double bedroom offers ample space for guests or family. A family bathroom completes the accommodation, catering to all your needs.

This flat is equipped with modern comforts, including gas-fired central heating and replacement double-glazed windows, ensuring warmth and energy efficiency. Furthermore, the property comes with a share of the freehold, providing added security and investment potential.

The location is particularly appealing, with Alexandra Park's open spaces and stunning views just a stone's throw away. Excellent bus routes provide easy access to Hastings town centre, where you will find a wide array of shopping, sporting, and recreational facilities, as well as the mainline railway station and the beautiful seafront promenade.

This well-proportioned flat is a rare find in a desirable area. We encourage you to contact the owners' agents promptly to arrange a viewing and avoid disappointment.







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Approximate total area⁽¹⁾

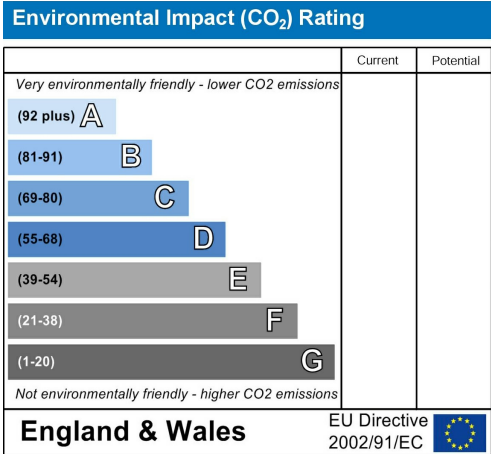
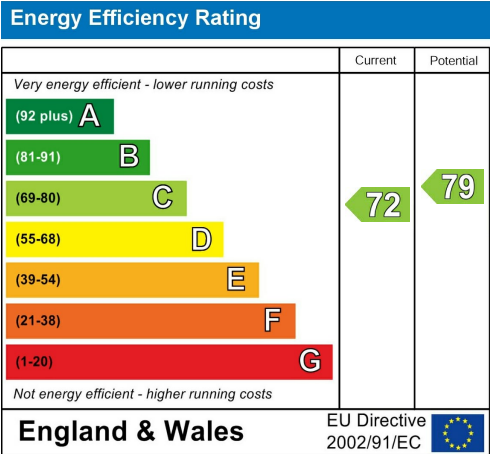
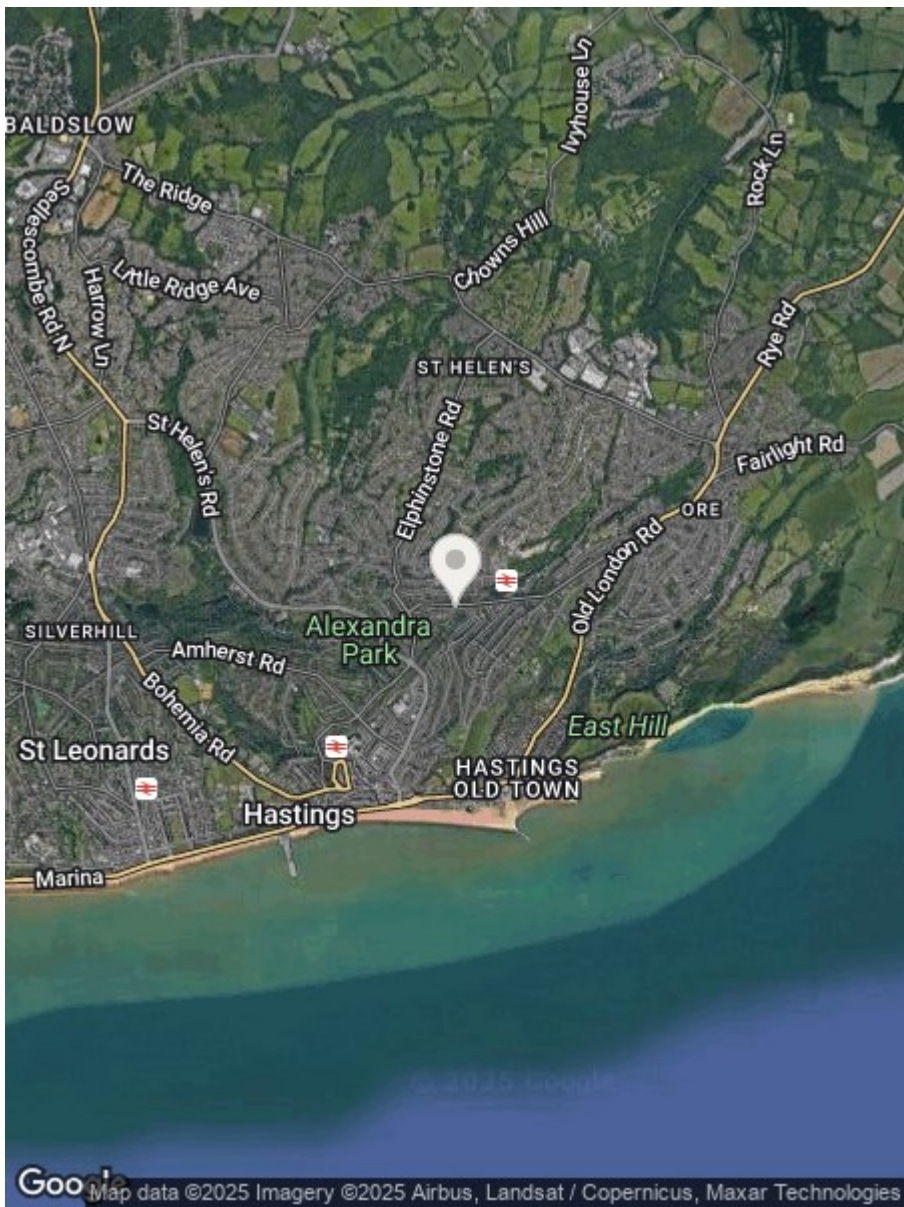
839.48 ft²
77.99 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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