

Nelson Road, Hastings, TN34 3RX

Asking Price £235,000

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Situated on the ever-popular Nelson Road in Hastings, this spacious and well-presented three-bedroom maisonette offers generous accommodation arranged over two floors. Ideally positioned within walking distance of Hastings town centre, the property enjoys easy access to a wide range of local shops, cafés, restaurants, Priory Meadow Shopping Centre, the mainline railway station, bus routes, and the seafront, making it an excellent choice for commuters, first-time buyers, or investors alike.

The first floor welcomes you with a bright and spacious open-plan living room and kitchen, creating an ideal space for both everyday living and entertaining. The modern fitted kitchen benefits from a range of matching wall and base units, integrated appliances, and ample worktop space. This floor also comprises a generous double bedroom, a further single bedroom which could also be utilised as a home office or nursery, a contemporary family bathroom fitted with a bath and shower over, and the convenience of a separate WC.

The top floor is dedicated to an impressive principal bedroom, offering excellent proportions, a modern en-suite shower room, and an abundance of useful eaves storage, providing both practicality and additional space.

Further benefits includes electric heating, double glazing throughout, and a highly convenient central location with excellent transport links and amenities all within easy walking distance.

This fantastic maisonette offers versatile accommodation and would make an ideal first-time purchase, buy-to-let investment, or home for those seeking spacious living close to everything Hastings has to offer. Early viewing is highly recommended to fully appreciate the size, layout, and convenient location of this wonderful home.

























Kitchen/Living Room
18'1" x 11'6" (5.51m x 3.51m)

Bedroom One
11'10" x 11'5" (3.61m x 3.48m)

Bedroom Two
15'5" x 9'9" (4.70m x 2.97m)

Bedroom Three
11'6" x 6'8" (3.51m x 2.03m)

Bathroom
9'2" x 4'6" (2.79m x 1.37m)

Ensuite
9'9" x 3'3" (2.97m x 0.99m)

WC
6'0" x 3'3" (1.83m x 0.99m)

Council Tax Band A - £1,784.39 Per Annum

Lease Information
Lease: There is the remainder of a 117 year lease, which was granted on - Importantly, the seller owns the freehold of the whole building as well as both flats, so they're able to offer a share of freehold to buyers. Both leases are long, so no extension is required.

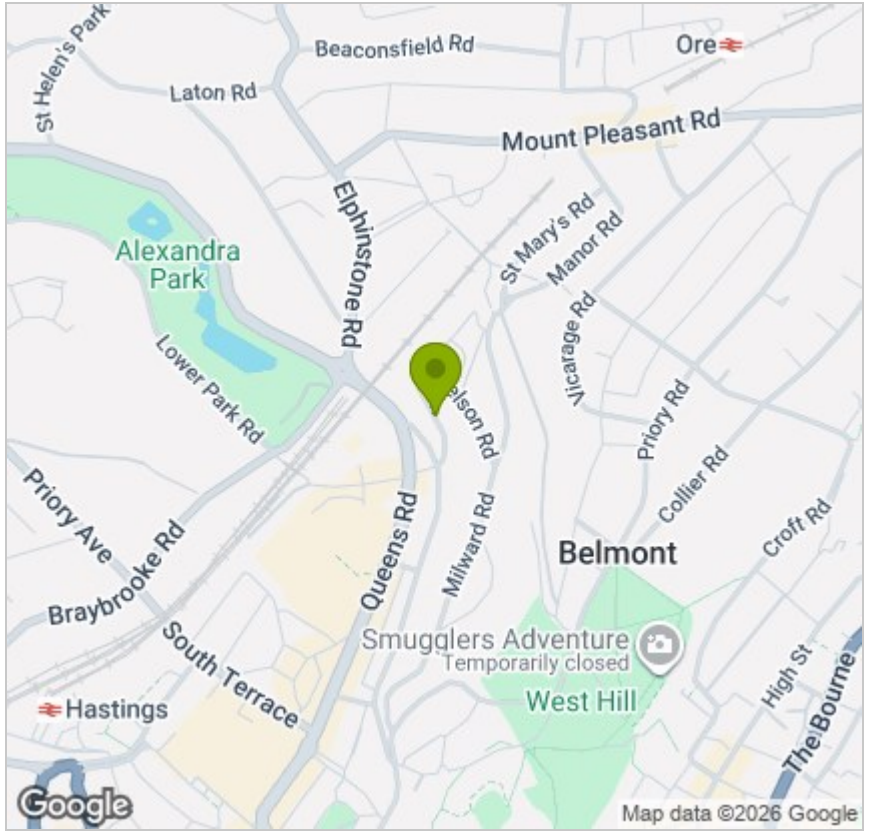
We have been advised that it has a peppercorn (nil) ground rent, as it was extended under the 1993 Act.

Service charges are paid as and when. The agent has not had sight of confirmation documents and therefore the buyer is advised to obtain verification from their solicitors or surveyor.

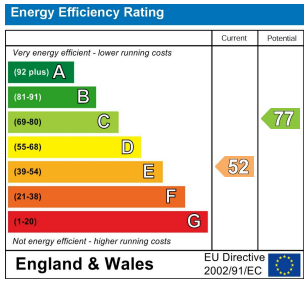
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact us on 01424 224700
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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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