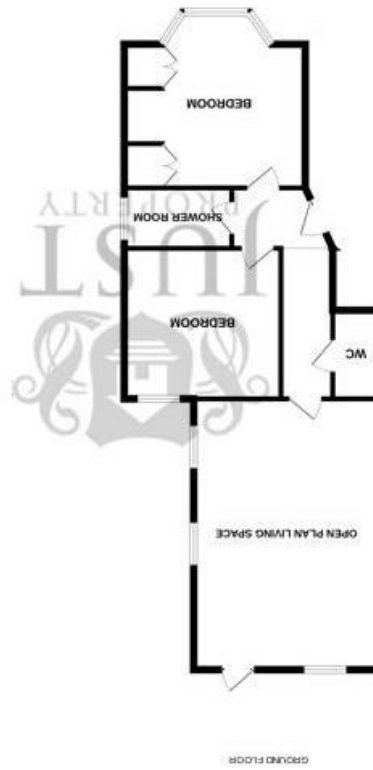


England & Wales	
EU Directive 2002/91/EC	
Very energy efficient - lower running costs	A (92 plus)
	B (81-91)
	C (69-80)
	D (55-68)
	E (39-54)
	F (21-38)
Not energy efficient - higher running costs	G (1-20)
Current	59
Potential	77

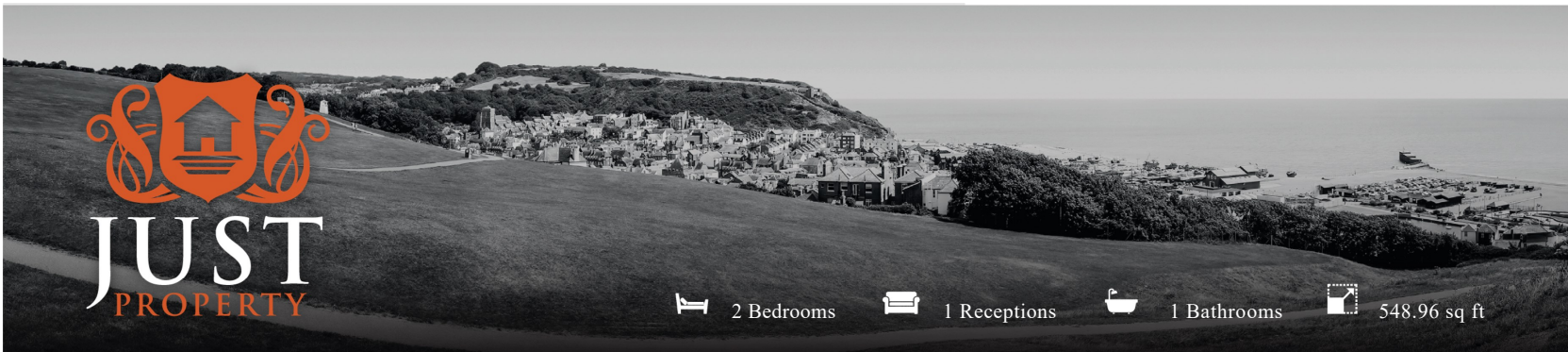
These energy ratings are based on the information provided in the Energy Performance Certificate (EPC) and are not a guarantee of performance. The company therefore gives notice that none of the material issued or visual depictions of any kind made on behalf of the company can be relied upon as accurately describing any of the specified matters prescribed by any order made under the Property Misdescriptions Act 1991. Nor do they constitute a contract, part of a contract or a warranty. You should obtain clarification on any matters or information that are important to you.



82A Braybrooke Road, Hastings, TN34 1TE

FLOORPLANS

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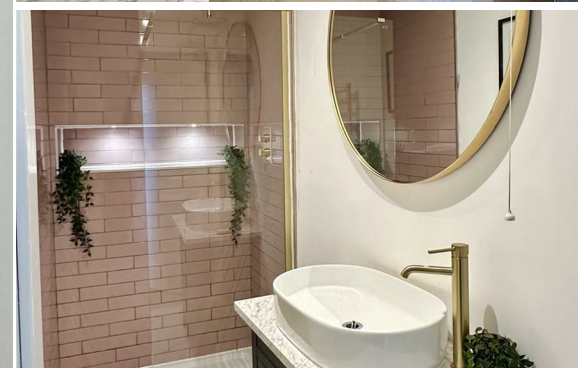


2 Bedrooms | 1 Receptions | 1 Bathrooms | 548.96 sq ft

Leasehold - Share of Freehold

£199,950

82A Braybrooke Road, Hastings, TN34 1TE



PROPERTY DETAILS

Located on the charming and central area of Braybrooke Road in Hastings, this delightful ground floor flat offers a perfect blend of comfort and style. With generous amounts of living space, this two-bedroom conversion flat is ideal for those seeking a cosy yet spacious home.

As you enter, you are greeted by a welcoming reception room that boasts tall ceilings, creating an airy atmosphere filled with an abundance of natural light. This inviting space is perfect for relaxing or entertaining guests. The flat features two well-proportioned bedrooms, providing ample room for rest and relaxation.

The shower room is conveniently located, ensuring ease of access for all residents. The property's thoughtful design maximises space and light, making it a warm and inviting retreat.

Situated in a desirable area, this flat is close to local amenities and transport links, making it an excellent choice for both first-time buyers and those looking to downsize. With its charming features and prime location, this property is not to be missed. Whether you are looking for a new home or a sound investment, this flat on Braybrooke Road is sure to impress.

We have been advised the property comes with a 999 year long lease, and an AS AND WHEN maintenance ongoing agreement. To arrange access for a viewing, contact the vendors choice of sole agents Just Property to see all this property has to offer in person.

Council Tax Band - A



ROOM DIMENSIONS

Entrance into hallway

Open Plan Living Space
21'9" x 12'0" (6.65 x 3.68)

Bedroom
12'5" x 10'0" (3.81 x 3.07)

Shower Room

Bedroom
16'0" x 13'9" (4.90 x 4.20)

FEATURES

- Newly refurbished
- Ground floor apartment
- Beautifully presented throughout
- pen plan living space
- Two bedrooms
- Close to amenities
- Communal back garden
- Short walk to the beach

