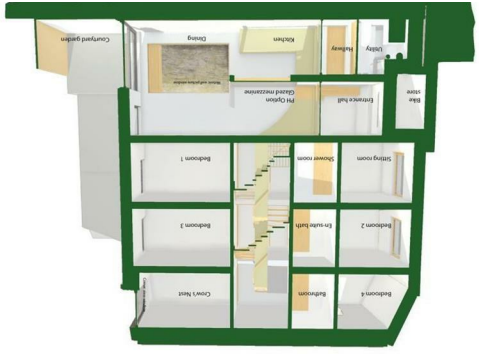
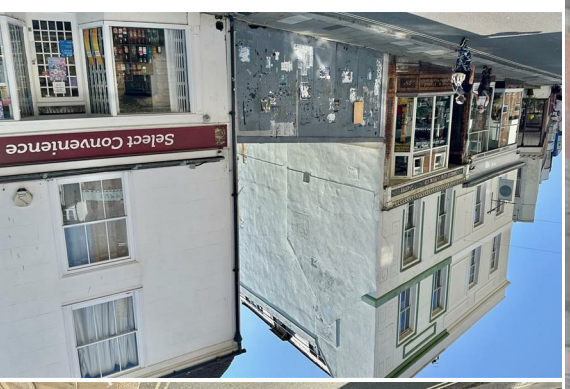
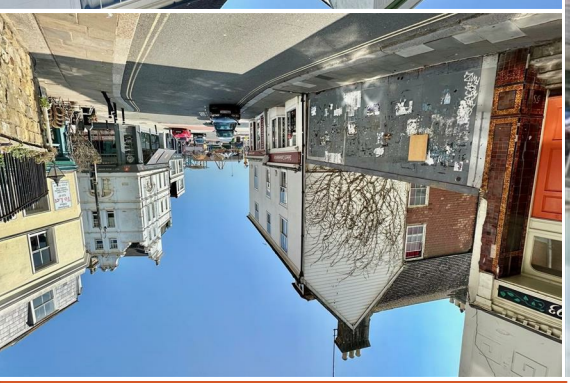
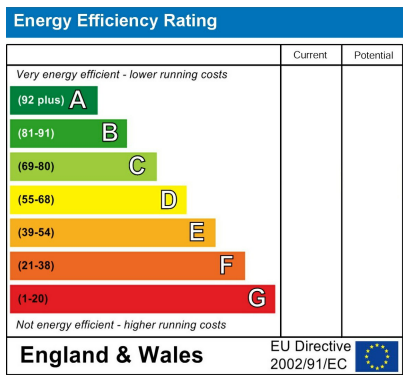






FLOORPLANS

Seagate House 59 High Street, Old Town,, Hastings,
TN34 3EN



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Freehold

£250,000

null Bedrooms | null Receptions | null Bathrooms | 1937.50 sq ft

PROPERTY DETAILS

An incredibly rare opportunity to acquire a chain-free plot of land in the heart of Hastings Old Town, with approved plans for a truly exceptional and pioneering home.

Seagate House - the property will blend cutting-edge sustainable architecture with the character and charm of the Old Town's historic setting—just moments from the seafront.

The proposed design is rich in unique and inspired features, including:

A double-height dining room with direct access to a rear courtyard—perfect for al fresco dining.

A stunning mezzanine lounge with a glazed floor, suspended above the kitchen.

A separate first-floor sitting room overlooking the High Street.

Four generously sized double bedrooms, with flexibility to include en-suite arrangements.

The Crow's Nest on the top floor, featuring a panoramic corner window with spectacular views across East Hill and out to sea - ideal as a home office, winter garden, or additional lounge.

A historic feature with roots in the Old Town Wall, believed to be part of the original 14th-century

Old Town Wall, connecting the home's contemporary style with the area's deep heritage.

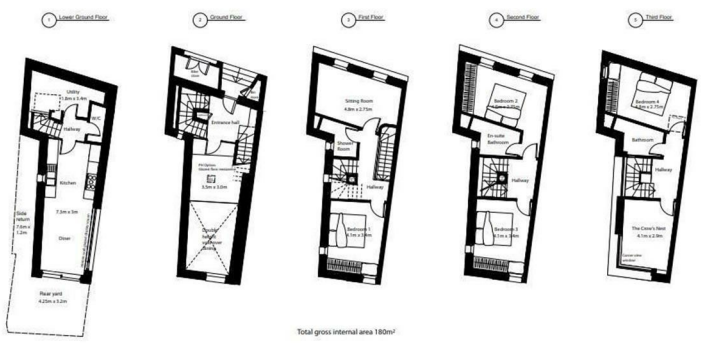
Externally, the design blends glazed brick slips, render and zinc cladding in keeping with the Old Town's traditional tripartite style, while offering a sleek, modern finish. Further benefits include:

A green roof with integrated PV solar panels

Dedicated bike and bin stores

A separate utility/plant room on the lower ground floor

ROOM DIMENSIONS



FEATURES

- CHAIN PLOT OF LAND
- OPPORTUNITY TO CREATE HASTINGS FIRST PASSIVE HOUSE
- Old Town Hastings Location
- Building Plot With Planning Permission

Please note that we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and accordingly if there are any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.