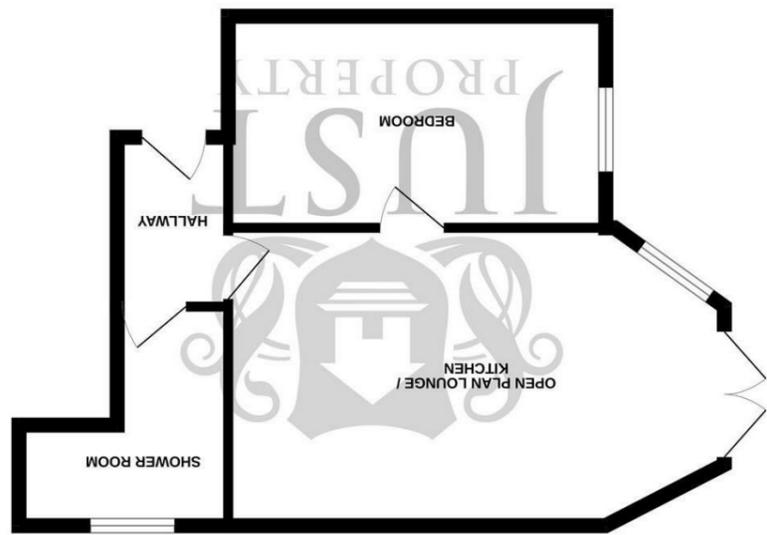


England & Wales	
EU Directive 2002/91/EC	
Current	Potential
43	75
Very energy efficient - lower running costs	
A (92 plus)	
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	
F (21-38)	
G (1-20)	
Not energy efficient - higher running costs	



Measurements are taken to the best of our knowledge and are not guaranteed. The company does not accept any liability for errors or omissions. The company does not accept any liability for errors or omissions. The company does not accept any liability for errors or omissions.

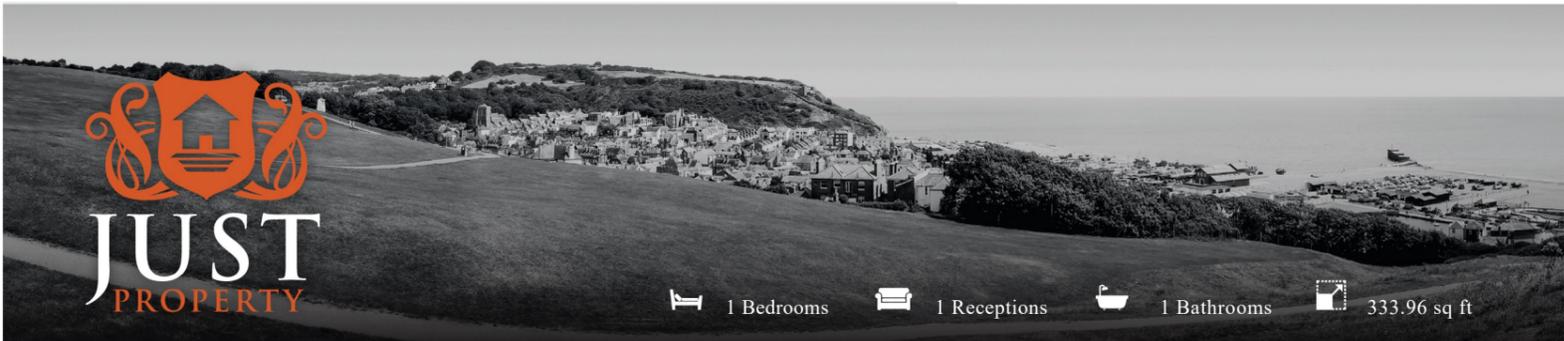
GROUND FLOOR



FLOORPLANS

Flat 4 17 Laton Road, Hastings, TN34 2ES

www.justproperty.net



1 Bedrooms 1 Receptions 1 Bathrooms 333.96 sq ft

Leasehold - Share of Freehold

£160,000

Flat 4 17 Laton Road, Hastings, TN34 2ES





PROPERTY DETAILS

GUIDE PRICE £160,000 - £170,000 - GREAT GARDEN APARTMENT

Positioned in the highly desirable Laton Road, Hastings, this beautifully presented one-bedroom ground floor garden apartment is ideally located close to Alexandra Park, Hastings town centre, the historic Old Town, and the seafront and promenade.

The property forms part of an attractive converted period building and is accessed via a stunning communal entrance hallway. The accommodation comprises a welcoming entrance hall, a contemporary fitted shower room with WC, and a light and bright open-plan living and kitchen area featuring French doors that open directly onto the outside space. There is also a double bedroom with fitted wardrobes.

A particular highlight of this fantastic garden apartment is the private decked garden, creating a modern and attractive outdoor space complete with lighting. In addition, there is access to communal gardens to the rear. The property also benefits from off-road parking.

Further advantages include a share of the freehold with the balance of a 999-year lease remaining. Maintenance charges are currently £2,800 per annum, which includes the heated water supply.

This wonderful apartment is presented to a very high standard throughout, and viewing is highly recommended by the vendor's sole agents, Just Property.



ROOM DIMENSIONS

Communal Entrance

Hallway

Front Door

Entrance Hallway

Shower Room / WC
7'11" x 6'4" (2.42 x 1.94)

Open Plan Living and Kitchen Area
17'1" x 11'0" (5.21 x 3.37)

Bedroom

Private Garden

Communal Gardens

Off Road Parking

FEATURES

- One Bedroom Apartment
- Beautiful Interiors
- Residents Off Road Parking
- Private Garden and Communal Gardens
- Open Plan Living Area
- Fitted Kitchen
- Close To Park and Town Centre
- Share of Freehold - Balance of 999 Year Lease

