

**Oliver  
& Bailey**

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Communal entrance

Living room

13'0" x 10'8" (3.98m x 3.27m)

Kitchen

11'8" x 5'1" (3.57m x 1.55m)

Bedroom one

9'6" x 6'7" (2.91m x 2.01m)

Bedroom two

12'10" x 10'10" (3.92m x 3.31m)

Bathroom

7'8" x 4'11" (2.36m x 1.51m)



**Furnished Options: Unfurnished**

**Council Tax Band: A**

**Available Date: 23rd January 2026**

# Oliver & Bailey

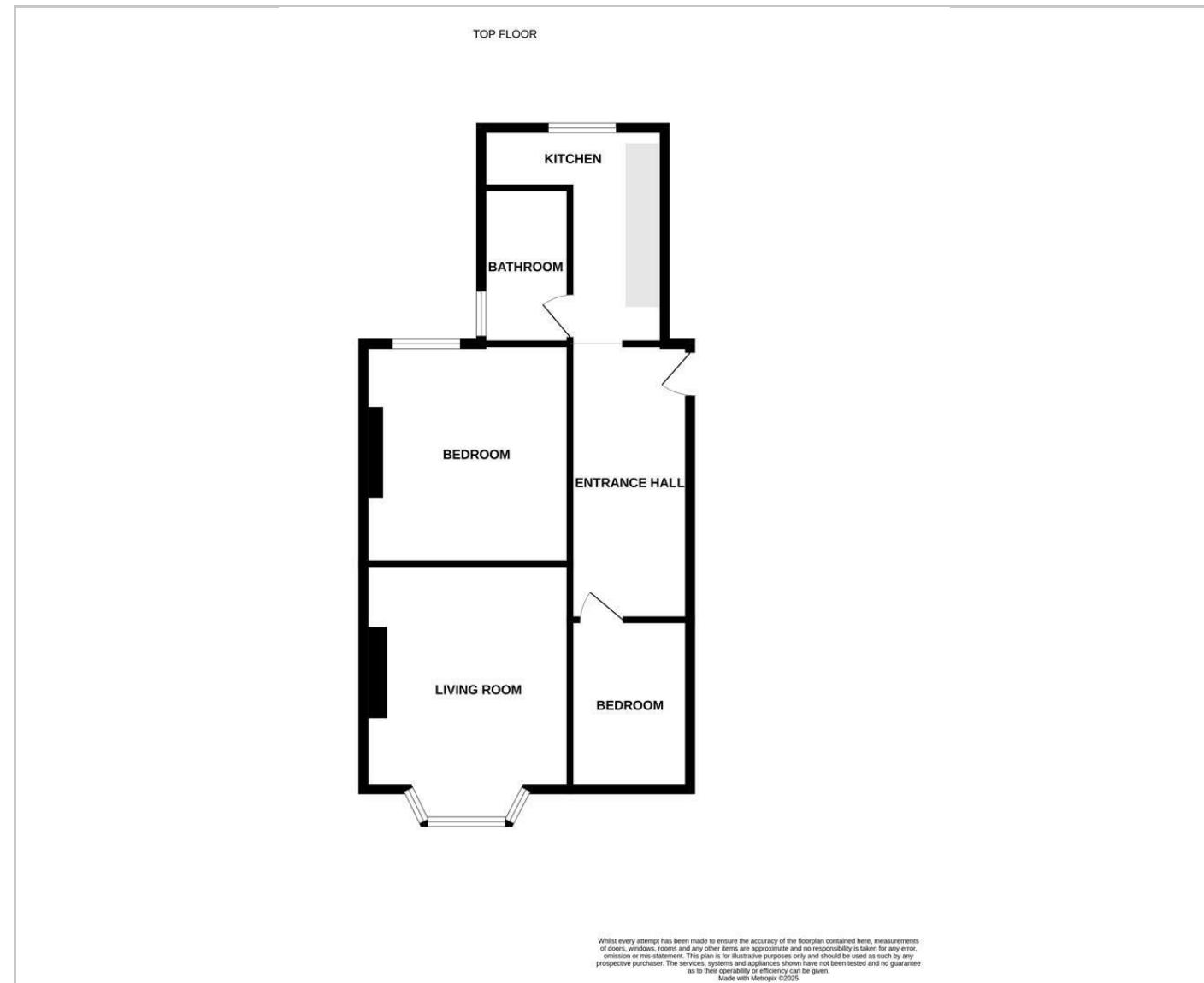
**VIEWS ACROSS ALEXANDRA PARK, BRIGHT AND SPACIOUS ACCOMODATION...** Call Georgia or Robyn at Oliver & Bailey to view this well presented two bedroom top floor apartment.

Located on Lower Park Road, the property is positioned close to Hastings Town Centre, walking distance to Hastings Main Line Train Station with direct links to Brighton, London and Ashford. The property is close to delightful walks through the park to Old Roar Gill.

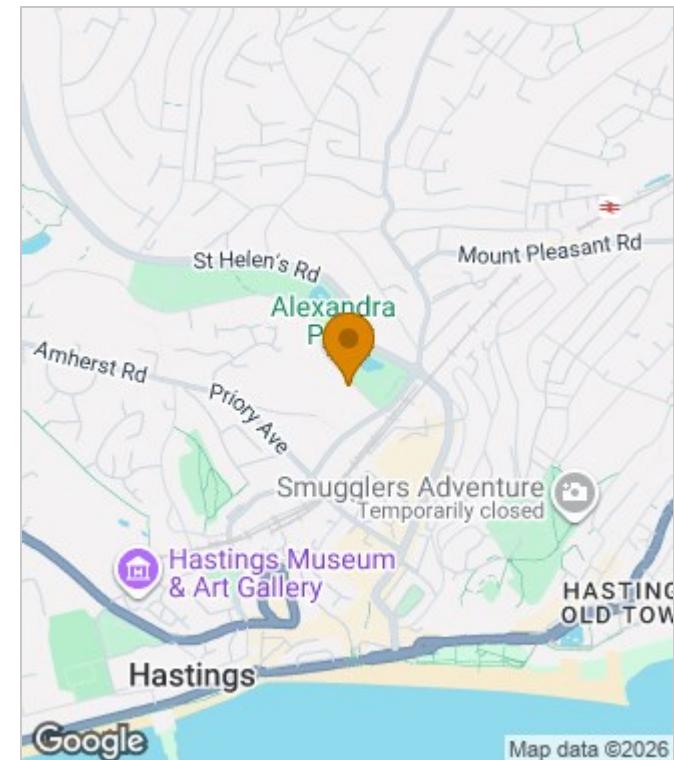
Bright and spacious accommodation comprises a large living room with bay fronted windows, a modern fitted kitchen with integrated oven/hob, two good sized bedrooms and bathroom with shower over bath.

Further benefits are gas central heating and EPC rating C.

## FLOORPLAN



## AREA MAP



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

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

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