



OAKFIELD



St Helens Road, Hastings, TN34 2LN

Asking Price £200,000





## St Helens Road, Hastings, TN34 2LN

This beautifully presented one-bedroom first-floor apartment forms part of an attractive converted bay-fronted Victorian property, ideally positioned directly opposite the stunning Alexandra Park and within easy walking distance of Hastings town centre.

The accommodation offers a bright and airy bay-fronted living room, featuring an attractive fireplace and large windows that flood the space with natural light while providing stunning, uninterrupted views across Alexandra Park. The modern fitted alcove kitchen is well equipped with an electric hob and oven, making it both practical and stylish.

The property also benefits from a spacious double bedroom and a contemporary bathroom fitted with a shower over the bath, glass shower screen, and a heated towel rail.

Alexandra Park, located just across the road, is one of Hastings' most treasured green spaces, offering beautiful landscaped gardens, lakes, woodland walks, children's play areas, tennis courts, cafés, and a variety of wildlife, making it the perfect place to relax or enjoy outdoor activities throughout the year.

Further benefits include modern electric heating and an excellent location, with Hastings town centre, the seafront, mainline railway station, shops, cafés, restaurants, and local amenities all within easy reach.

This delightful apartment combines character, comfort, and an enviable park-side setting, making it an ideal home for professionals or couples seeking a peaceful yet convenient location.







### Living Room

17'2" x 13'10" (5.23m x 4.22m)

### Kitchen

9'0" x 6'6" (2.74m x 1.98m)

### Bedroom

13'6" x 9'9" (4.11m x 2.97m)

### Bathroom

10'1" x 4'8" (3.07m x 1.42m)



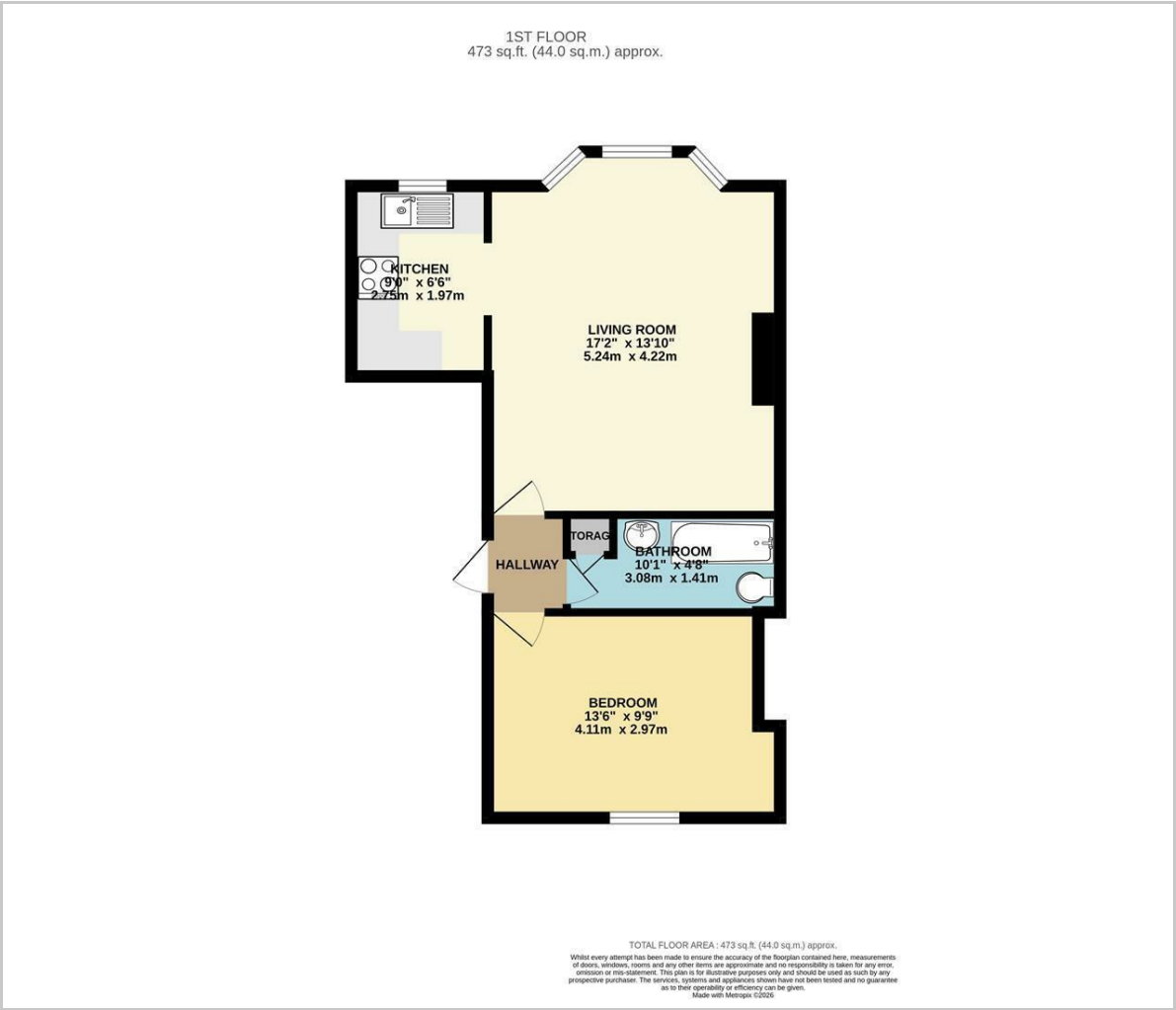
**Council Tax Band A - £1,784.39 Per Annum**

### Leasehold information

The seller advises that the property is offered as leasehold- share of freehold, which has approximately 91 years remaining on the lease. The service charge is a 3rd of the share of costs on an as and when basis with a ground rent of £200. The agent has not had sight of confirmation documents and therefore the buyer is advised to obtain verification from their solicitor or surveyor.



Floor Plan

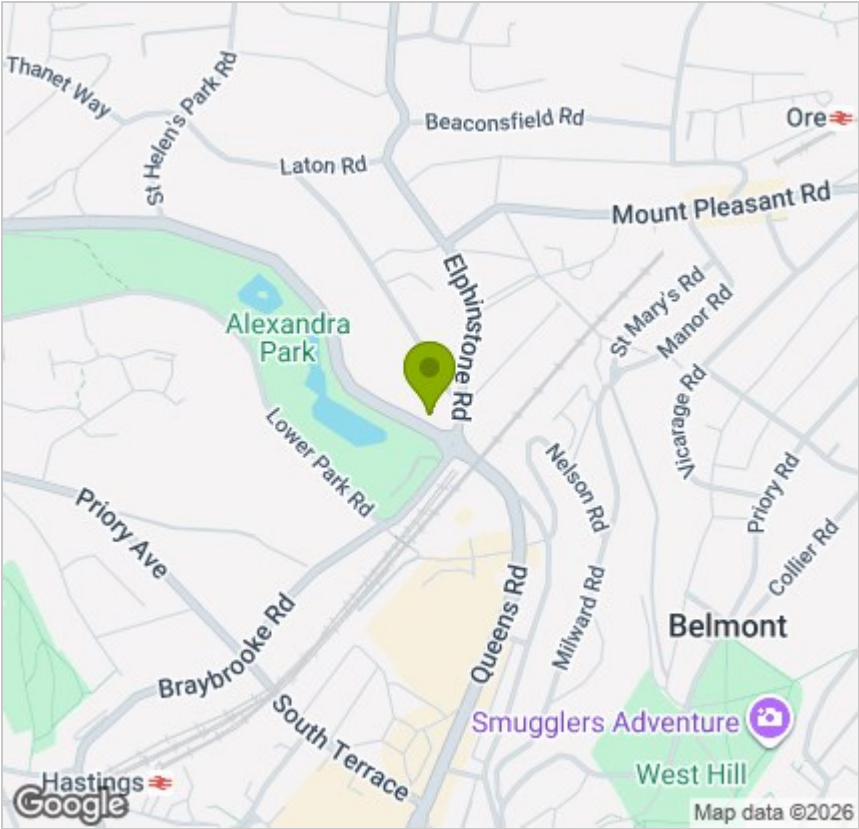


Viewing

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.

Area Map



Energy Efficiency Graph

