



OAKFIELD



Cambridge Road, Hastings, TN34 1DJ

Offers Over £160,000



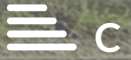
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## Cambridge Road, Hastings, TN34 1DJ

This recently renovated basement flat with a private courtyard is ideally located on Cambridge Road in the heart of Hastings.

The property has been recently updated throughout and now benefits from new carpets, creating a fresh and welcoming living space ready to move straight into. The accommodation is well-presented and offers a comfortable layout, making it an excellent purchase for first-time buyers, investors, or those looking for a convenient seaside home.

A particular feature of the property is the private courtyard, providing valuable outdoor space that is perfect for relaxing or entertaining.

The location is a major highlight. The property is within easy walking distance of the shops, cafés, and restaurants of Hastings town centre, as well as the historic and vibrant Hastings Old Town, well known for its independent boutiques, galleries, and lively atmosphere. The seafront and promenade are also close by, offering easy access to the beach and coastal walks.

For commuters, the property is conveniently located near Hastings Railway Station, which provides direct rail connections to London, while local bus routes offer excellent transport links around the town and surrounding areas.

Offered to the market chain free, this attractive property presents a great opportunity to secure a well-located and recently updated home in one of Hastings' most convenient central locations. Early viewing is highly recommended.





**Kitchen/Living Room**  
16'1" x 12'10" (4.90m x 3.91m)

**Bedroom**  
11'4" x 9'0" (3.45m x 2.74m)

**Bathroom**  
8'0" x 5'7" (2.44m x 1.70m)

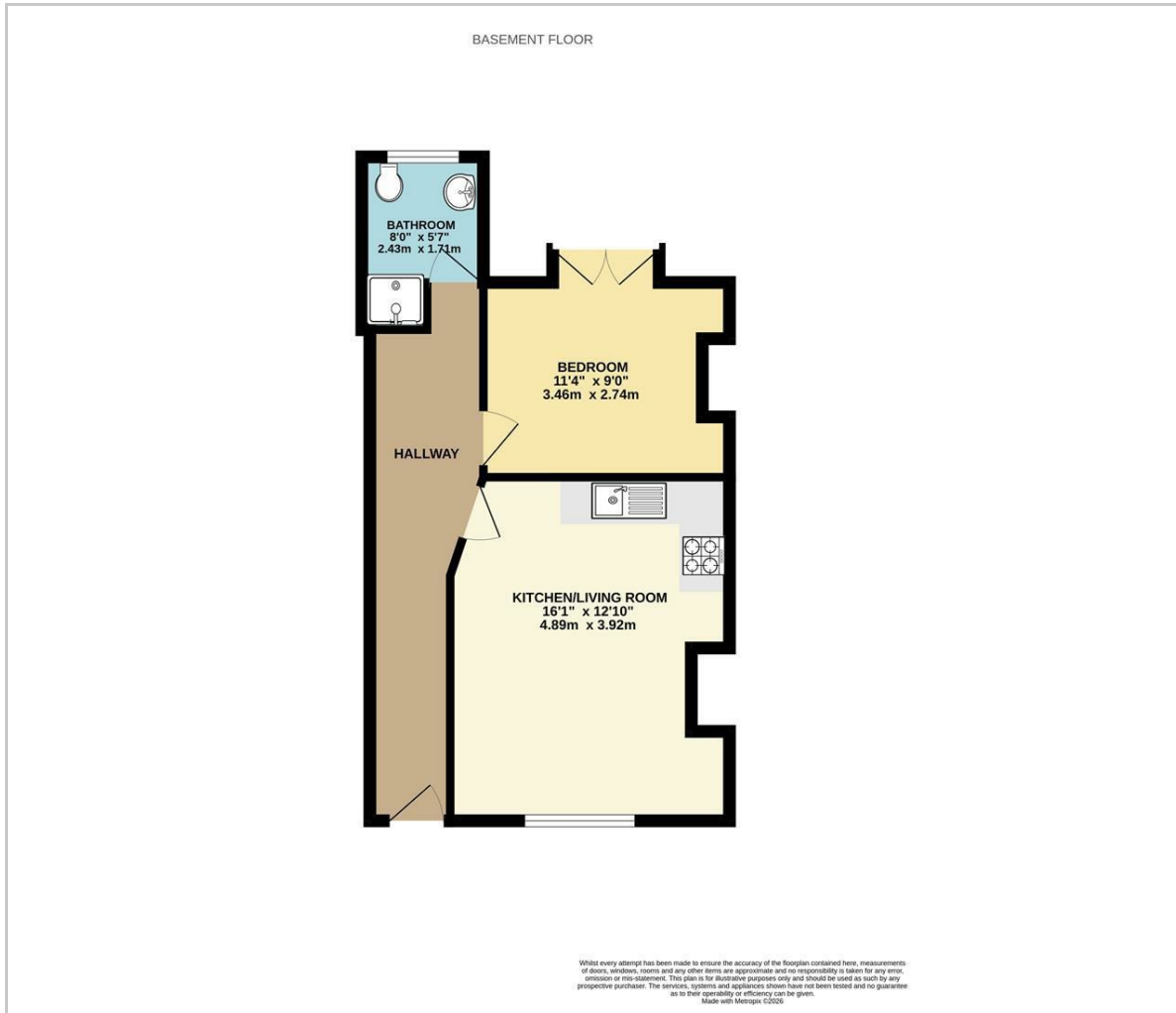
**Council Tax Band A - £1,784.39 Per Annum**

**Lease Information**

The seller advises that the property is offered as leasehold and has a new 125 year lease and the service charge is approximately £486 per annum. 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



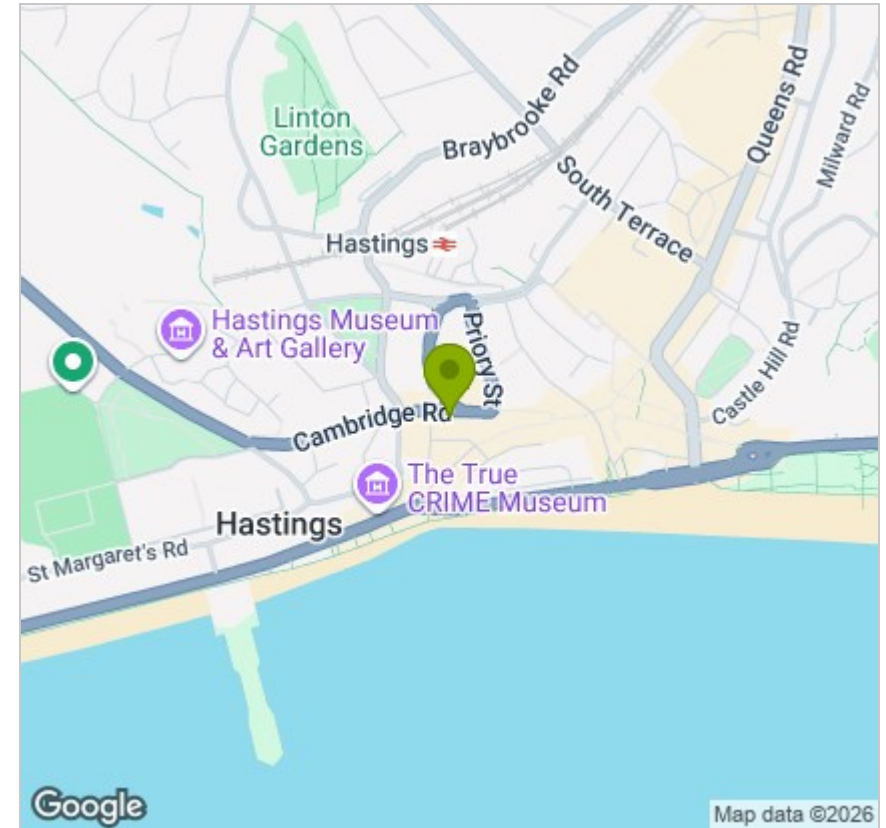
## Viewing

Please contact us on 01424 224700 if you wish to arrange a viewing appointment for this property or require further information.

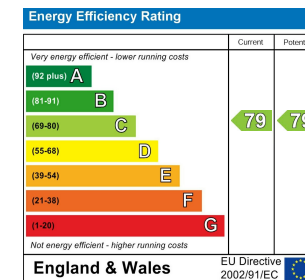
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## Area Map



## Energy Efficiency Graph



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