



6 Holmebury House Holmesdale Gardens, Hastings, TN34 1LS Guide Price £35,000

Welcome to Holmebury House in Hastings, where a charming RETIREMENT APARTMENT awaits you! Offered to the market for those aged 60 and above, This delightful property features a cosy reception room, perfect for relaxing or entertaining guests. With one bedroom and one bathroom and kitchen, this flat offers a comfortable and manageable living space for those looking to downsize or enjoy a peaceful retirement. The location in Holmesdale Gardens is neatly positioned for access to local transport links the town centre and seafront, ideal for those seeking a quiet and serene environment to call home. Whether you're looking to retire in style or simply downsize to a more manageable space, this retirement flat in Hastings is sure to meet your needs. Don't miss out on the opportunity to own a piece of this peaceful and picturesque neighbourhood. Contact us today to arrange a viewing!

This property is for sale by Modern Method of Auction and viewers/bidders' personal data will be shared with IAM-Sold Ltd (the Auctioneer). Buyer & Seller are to complete the transaction within a 56 Day Reservation Period. If buying with a mortgage, check the properties suitability with your lender before bidding. The buyer will sign a Reservation Agreement and make payment of a Non-Refundable Reservation Fee of 4.5% of the purchase price inc VAT, subject to a minimum of £6,600 inc VAT. The Reservation Fee is paid in addition to the purchase price and is considered within the calculation for stamp duty. Buyers are to provide the Auctioneer with proof of funding and complete ID checks. Buyer also pays £300 inc VAT for a Buyer Information Pack which viewers should review fully before bidding. Where services are recommended, the Agent or Auctioneer will be paid for the recommendation. Recommended services are optional.



None of the services or appliances mentioned in these sale particulars have been tested.

It should also be noted that measurements quoted are given for guidance only and are approximate and should not be relied upon for any other purpose.

Council Tax Band – A

A property may be subject to restrictive covenants and a copy of the title documents are available for inspection.

If you are seeking a property for a particular use or are intending to make changes please check / take appropriate legal advice before proceeding.



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