



Energy Efficiency Rating		
England & Wales		
EU Directive 2002/91/EC		
	Current	Potential
Very energy efficient - lower running costs	A (92 plus)	65
	B (81-91)	
	C (69-80)	
	D (55-68)	
	E (39-54)	
	F (21-38)	
	G (1-20)	
Not energy efficient - higher running costs		

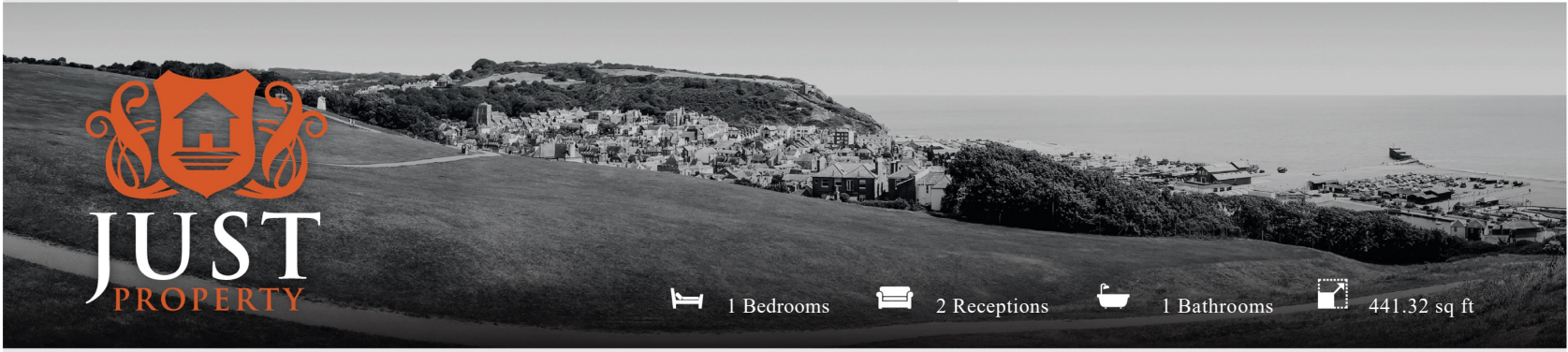
Energy Rating: 65



Garden Flat 18 Linton Road, Hastings, TN34 1TW

FLOORPLANS

www.justproperty.net



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Leasehold - Share of Freehold

£195,000





ROOM DIMENSIONS

Private Entrance To The Side Of The Building

Entrance Hallway

Bathroom

7'5" x 6'9" (2.278 x 2.081)

Bedroom With Storage

10'9" x 9'5" (3.282 x 2.880)

Large Open Plan Lounge / Diner

25'8" x 11'11" (7.828 x 3.638)

Kitchen / Breakfast Room

12'5" x 10'9" (3.797 x 3.293)

Doors Out To Sunny Rear Garden

PROPERTY DETAILS

Located in the highly desirable location of Linton Road, Hastings, this charming one-bedroom ground floor flat offers a perfect blend of comfort and convenience. The property boasts an open plan spacious reception room, providing ample space for relaxation and entertaining guests. The large rooms throughout create an inviting atmosphere, making it an ideal home for individuals or couples seeking a tranquil living environment.

One of the standout features of this flat is its private garden, a delightful outdoor space where you can unwind and enjoy the fresh air. The garden adds a touch of nature to your living experience, perfect for those who appreciate a bit of greenery.

Additionally, the flat is conveniently located within walking distance to the train station, making commuting a breeze. This accessibility is a significant advantage for those who travel regularly or wish to explore the surrounding areas.

With its appealing features and prime location, this one-bedroom flat on Linton Road is a wonderful opportunity for anyone looking to settle in Hastings. Whether you are a first-time buyer or seeking a rental property, this flat is sure to meet your needs and exceed your expectations. Don't miss the chance to make this lovely flat your new home.

We have also been advised that the service charge fees are £1477.00 per year.

To arrange access for a viewing, contact the vendors choice of sole agents, Just Property to see all there is to offer in person.

FEATURES

- One Bedroom Garden Flat
- Stunning & Mature Private Rear Garden
- Highly Desirable Location
- Within Walking Distance To Train Station
- Large Open Plan Lounge / Dining Room
- Private Entrance
- Ground Floor Flat
- Viewing Considered Essential
- Call JUsT Property To Arrange Access
- Council Tax Band - A

