



**Holmesdale Court  
Hastings, TN34 1LZ**

**£150,000 Leasehold - Share of Freehold**

**Wyatt  
Hughes**  
Residential Sales

## Holmesdale Court, Hastings, TN34 1LZ

Welcome to this well presented two bedroom home close to the local Hastings Town Centre & Train Station

Enjoy the best of both worlds in this bright and airy two-bedroom flat. Boasting pleasant views, this purpose-built property offers the perfect blend of stylish living and convenient location.

Beyond your doorstep:

Moments away from the town center, brimming with shops, restaurants, and cafes.  
Easy access to Hastings train station, offering connections to London terminals in 90 minutes  
Peaceful neighborhood with parks and green spaces nearby.

Additional benefits:

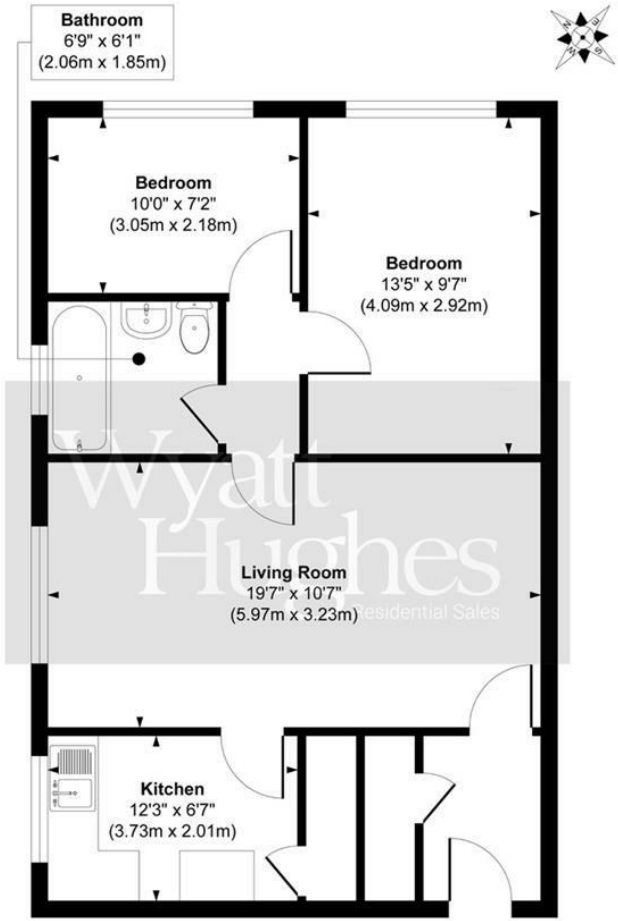
Allocated parking space

Energy-efficient design for lower bills and a reduced carbon footprint.

Book your showing today with local agent Wyatt Hughes

- EPC C
- £1300 PA Maintenance
- 900 Year Plus Lease
- Parking Space
- Good Views
- Council Tax A
- Share Of Freehold
- Two Bedrooms
- Chain Free
- Purpose Built





Floor Plan

Approx. Gross Internal Floor Area 611 sq. ft / 56.76 sq. m  
 Illustration for identification purposes only, measurements are approximate, not to scale.  
 Produced by Elements Property



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

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.

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