

Lot 6

By Order of A2 Dominion Housing

62 Elphinstone Road,
Hastings, TN34 2EB

GUIDE PRICE: £100,000



**DETACHED DWELLING ARRANGED AS FOUR
SELF CONTAINED FLATS**

This large detached building has been sub divided to provide four self contained flats. The accommodation is spread over two floors with a two double bedroom flat and a studio flat located on each floor. The property is in need of complete updating although it does benefit from mainly double glazed windows and electric heating throughout. The building is sold with the benefit of full vacant possession and will be of interest to investment purchasers and developers. There is space for parking to the front of the dwelling. Elphinstone Road is within close proximity of the town centre and main line station.

ACCOMMODATION

Flat A – Two double bedrooms, lounge, kitchen, bathroom

Flat B – Studio room open with kitchen, shower room, WC

Flat C – Studio room open with kitchen, shower room, WC

Flat D – Two double bedrooms, lounge, kitchen, bathroom

Garden to rear and parking to front.

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

Hastings Borough Council 01424 451066

Council Tax Band: Flats A,B,C: Band A Flat D: Band B

VENDOR'S SOLICITORS

Beth Heeley, Rawlinson Butler, Griffin House, 135 High Street, Crawley RH10 1DQ
01293 520744

VIEWING TIMES

13/4, 21/4 & 25/4 @ 10.30am

Note: The special conditions of sale provide that the purchaser is to pay an additional sum of 1.25% + VAT of the purchase price towards the vendor's expenses

STARTING BID

FINAL BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN