

The Old Department Store

1-3 & 6-9 Robertson Street, Hastings, TN34 1HL

- Town Centre Location
- Suitable for a variety of uses Subject to Planning
- 98,000 ft² over 5 floors
- Combined and individual spaces
- Lift access to upper parts
- Rent on application

Dyer + Hobbis chartered surveyors

The Old Department Store
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First Floor



Location

We are delighted to present ‘The Old Department Store’, an impressive and stunning period property right in the heart of Hastings Town Centre.

Sitting in between St Leonards and the historic ‘Old Town’, this well-known and loved site is 5 minutes walk from Hastings Train Station and Bus Terminal. The location is what makes this property special, adjacent to the stunning beach, and in the heart of Hastings Town Centre, it enjoys good footfall, is well serviced by public transport and offers nearby on street parking and multi storey car parks.

Based on the edge of the ‘Trinity Triangle’, exciting ‘re-greening’ works will shortly begin directly outside this property. This will see a pedestrianised and landscaped area funded by the Hastings Town Deal, which will positively add to the street scape.

Hastings Town Deal Further Information
https://www.hastingstowndeal.co.uk/



Description

Previously a former department store, tenants have already been secured for 38,000 ft² of this 98,000 ft² building.

Works are currently being undertaken to offer a further 53,000 ft² over ground first and second floors designed to suit a number of potential end users.

1920s First & Second Floors

- Flexible space
- Self contained
- Up to 9,150 ft²
- Flooded with natural light
- Access from Robertson Street
- Would suit multiple uses including studios, creative, office etc..
- Lift access to all floors
- Surrounding area under redevelopment

Accommodation (Approx. GIA)

Floor	Use	m²	ft²	Availability
First	Class E	429	4,618	Available
Second	Class E	421	4,532	Available

The first and second floors are available as a single unit of approximately 9,150 ft² or as two individual units.

Planning

The property is suitable for a variety of uses within Use Class E, other uses will also be considered on a Subject to Planning basis.

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Business Rates
Awaiting assessment

Energy Performance
The property has an EPC rating of C (74)

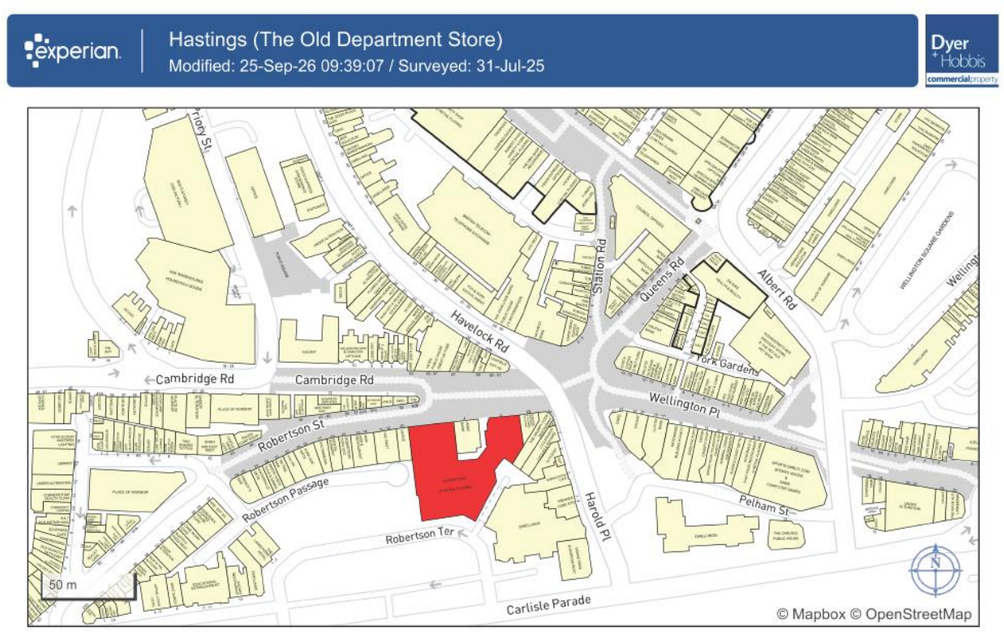
Terms
Quoting terms are available from the Sole Agents for individual units as well as larger combined areas within the building.

VAT is payable

Legal Fees
Each side to be responsible for their own costs

Viewing & Further Information
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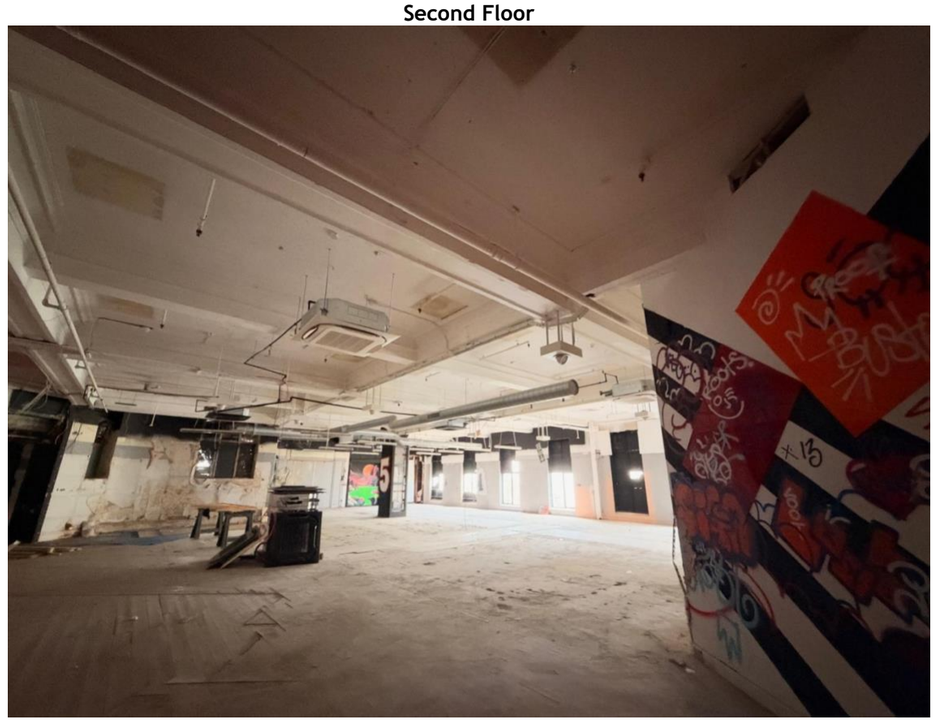
Goad Plan



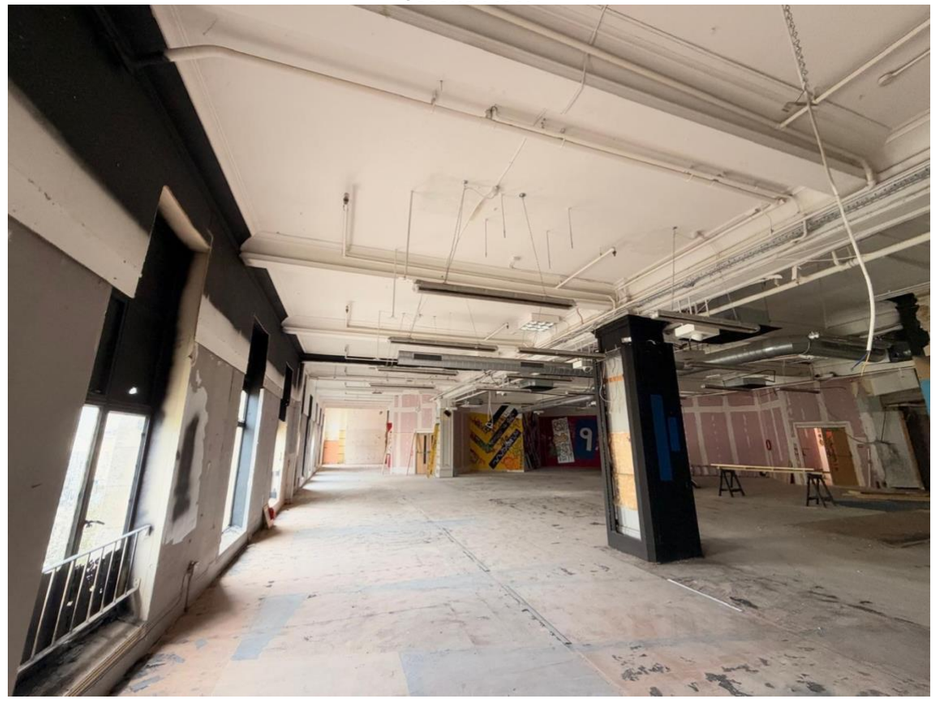
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Second Floor

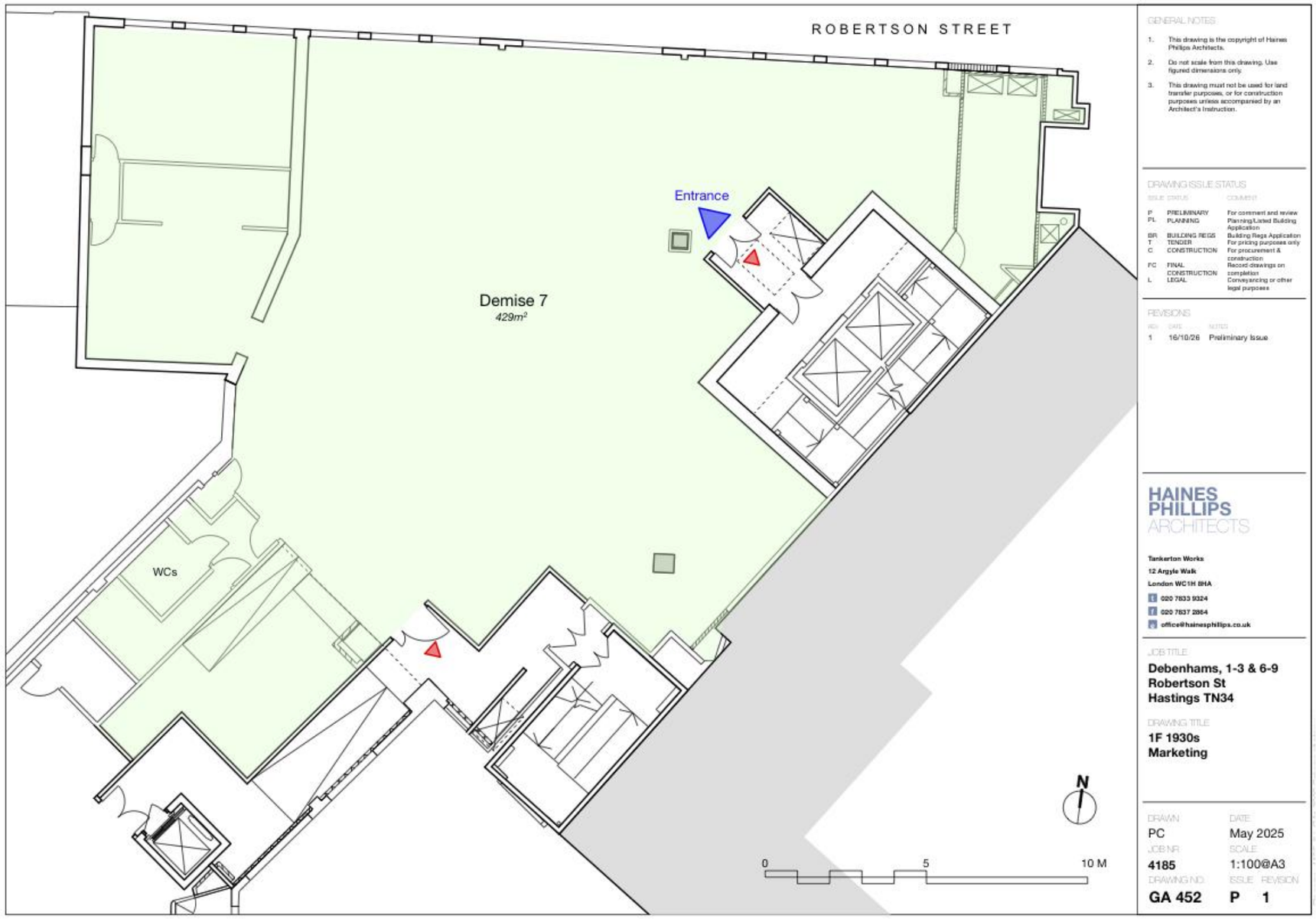


Second Floor



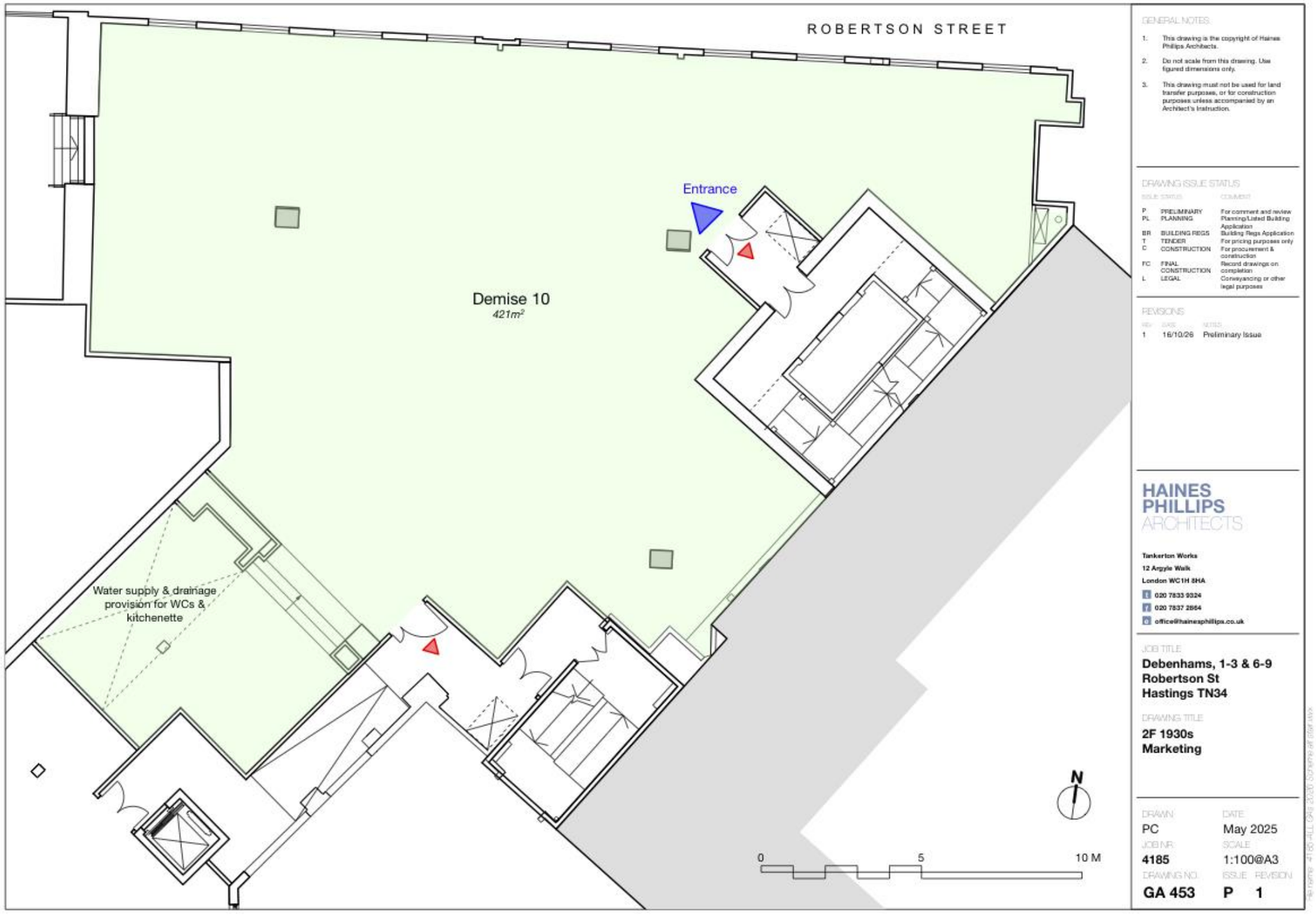
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Floor Plan – First Floor



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Floor Plan - Second Floor



Disclaimer

(i) the particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. (iii) No person in the employment of Dyer and Hobbis Limited. Dyer and Hobbis Limited has any authority to make or give any representation or warranty whatever in relation to this property.

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