





www.justproperty.net







FLOORPLANS Shaw Wood, Denehurst Gardens, Hastings, TN35 4PB

Freehold

£599,950







Just Property, No.1 George Street, Hastings, East Sussex TN34 3EG | Tel: 01424 444100 | Email: hastings@justproperty.net



Particulars are intended only as general guidance. The company therefore gives notice that none of the material issued or visual depictions of any kind made on behalf of the company can be relied upon start solver gives notice that none of the material issued or visual depictions of any kind made on behalf of the company can be relied upon start solver gives and the property Mission and the provident gives and the property material issued of the contract or a warranty. You should obtain clarification on and the provesting for the second and other the property Mission and and the provesting of the contract or a warranty. You should obtain clarification on and the provesting for the provesting to you.



Freehold £599,950

215 sq m area



PROPERTY DETAILS

4 Bedrooms

3 Receptions

Shaw Wood is an individually designed four bedroom, three reception room detached family house built by the current owners over 30 years ago. The property is situated at the end of a sought after residential Cul-de-Sac just off The Ridge in Hastings being close to local schools and bus routes as well as access to the A21 connecting to London. It is also close to local schools, the Conquest Hospital and there are comprehensive shopping & leisure facilities in Hastings Town Centre as well as Hastings mainline railway station and sea front.

2 Bathrooms

The property is set amongst established, landscaped and immaculately presented grounds of approximately 1/2 an acre at the end of a quiet residential Cul-de-Sac on the northern outskirts of Hastings and includes a heated outdoor swimming pool, a raised decked sun terrace and a garden store/pool changing room. There are exceptional views from the rear over extensive countryside and the property provides accommodation to include a reception hallway with galleried landing, a $17'0 \times 16'3$ fitted kitchen/breakfast room with an adjoining double glazed conservatory, a $25'4 \times 14'8$ sitting room with an adjoining dining room and a games/snooker room. In addition there is a downstairs shower room/w.c and to the first floor there are four bedrooms with a vanity suite to the master bedroom and a family bathroom/w.c.

There is a driveway providing off road parking for several vehicles, an integral double garage and further benefits include double glazing and gas fired central heating. Early inspection is considered essential to secure this family home in such a favoured location.

ROOM DIMENSIONS

Reception Hall

Sitting Room 25'4 x 14'8 (7.72m x 4.47m)

Dining Room 12'1 x 10'10 (3.68m x 3.30m)

Games/Snooker Room 20'7 x 15'7 (6.27m x 4.75m)

Kitchen/Breakfast Room 17'0 x 16'3 (5.18m x 4.95m)

Conservatory 22'10 x 10'8 (6.96m x 3.25m)

Shower Room

First Floor Landing

Master Bedroom 15'0 x 13'9 (4.57m x 4.19m)

Bedroom Two 11'0 x 9'5 (3.35m x 2.87m)

Bedroom Three 11'8 x 11'1 (3.56m x 3.38m)

Bedroom Four 11'5 x 8'7 (3.48m x 2.62m)

Family Bathroom

Off Road Parking

Integral Double Garage 20'0 x 18'0 (6.10m x 5.49m)

Landscaped Gardens

FEATURES

- Detached Family House
- Individually Designed
- Four Bedrooms
- Three Reception Rooms
- D/G Conservatory
- Landscaped Gardens
- Outdoor Swimming Pool
- Integral Double Garage
- Viewing Essential



Outside Heated Swimming Pool

Please note that we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and accordingly if there are any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.