



Blacklands Drive
Hastings, TN34 2DH

£515,000 Freehold

Wyatt
Hughes

Blacklands Drive, Hastings, TN34 2DH

This four-bedroom detached home has been fully transformed into a modern and stylish home with a high-spec finish throughout. The thoughtful renovation provides both a practical and flexible environment for family living.

On the ground floor, the living spaces flow comfortably, anchored by a dining and living space with a neutral but beautifully designed setting, allowing anyone to bring their own style to this welcoming space.

The large downstairs W/C features a beautiful wooden backed shower, elegant brass plumbed vanity unit and stripped wooden flooring. The main bathroom on the first floor offers an original Victorian iron bathtub with rainfall shower and direct access to the hall and master bedroom.

Each of the four bedrooms upstairs is well-proportioned, offering good natural light and ultimate flexibility for families or those needing extra space. The fourth bedroom at the rear can, with the addition of a single door become a further en-suite to match the master bedroom.

One of the real standouts of this home is the separate garden office, fully equipped with power, internet, and heating — ideal for working from home in a comfortable, private setting. The large rear garden is south-facing and a lush oasis of mature trees and shrubs. There is a hidden brick built 'Hobbit' house allowing a further recreation room or storage and a raised decked area with French Doors from the dining room (and kitchen) providing a ready-made spot for outdoor dining or relaxing.

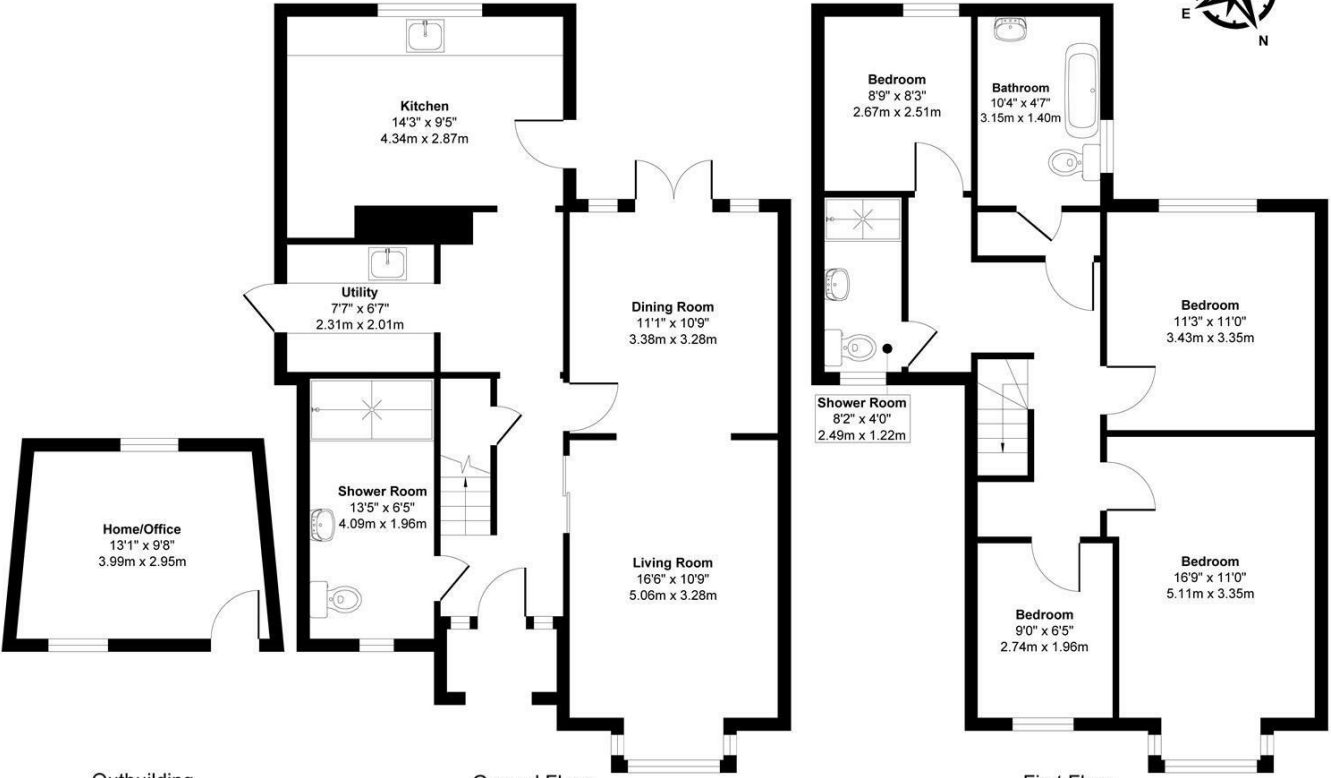
Set in the Blacklands area of Hastings, it's positioned in a popular residential pocket with access to local schools, parks, and transport links. Overall, this is a smartly finished, move-in-ready home that brings together good space, thoughtful updates, and a sunny outdoor setup — ideal for those looking for something fresh and ready to go.



- EPC C
- RECENTLY REFURBISH THROUGHOUT TO A HIGH STANDARD
- SEPERATE GARDEN OFFICE WITH POWER, INTERNET AND HEATING
- COUNCIL TAX BAND C
- WELL-PROPORTIONED BEDROOMS WITH FLEXIBLE LAYOUT
- FOUR BEDROOM DETACHED HOUSE
- SUNNY GARDEN WITH DECKED AND PATIO AREAS
- DRIVEWAY WITH OFF-ROAD PARKING
- POPULAR BLACKLANDS LOCATION CLOSE TO SCHOOLS AND TRANSPORT LINKS
- IDEAL FOR FAMILIES OR THOSE WANTING TO WORK FROM HOME

Blacklands Drive

Approximate Gross Internal Floor Area
House - 1406 sq. ft / 130.62 sq. m
Outbuilding - 117 sq. ft / 10.86 sq. m
Total - 1523 sq. ft / 141.48 sq. m

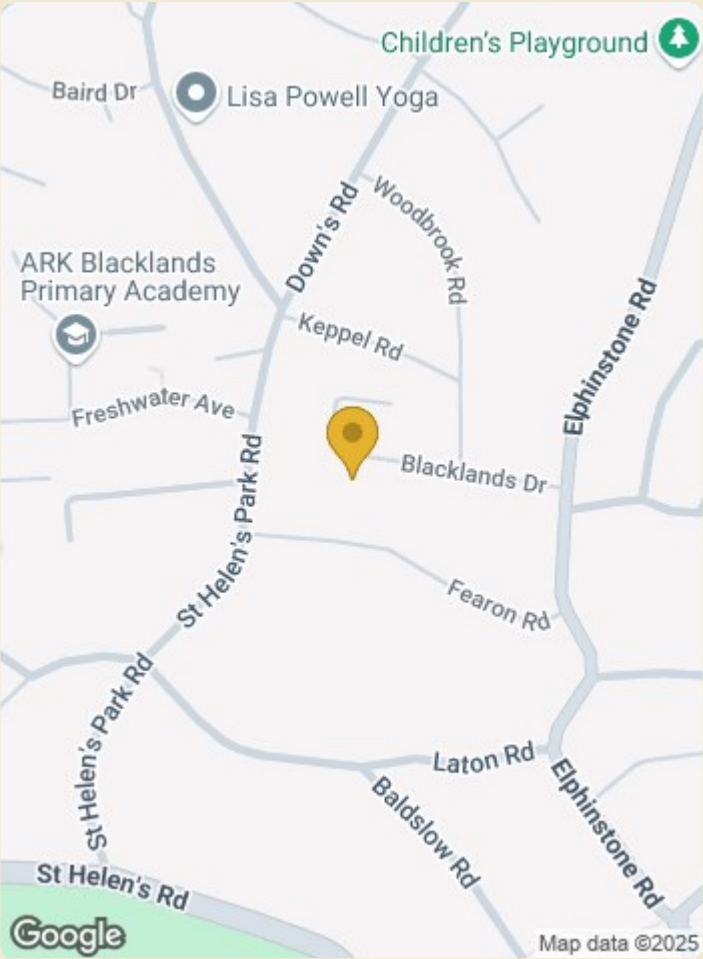


Outbuilding

Ground Floor

First Floor

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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92-100) A			(92-100) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	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.

