



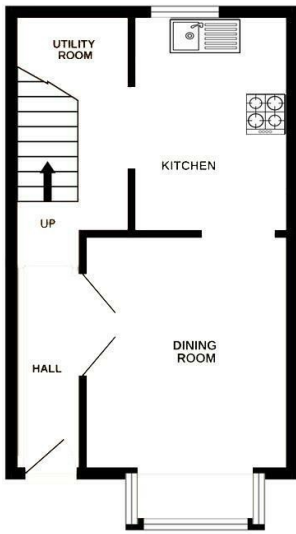
## St. Marys Terrace, Hastings TN34 3LS

Offers in excess of £475,000

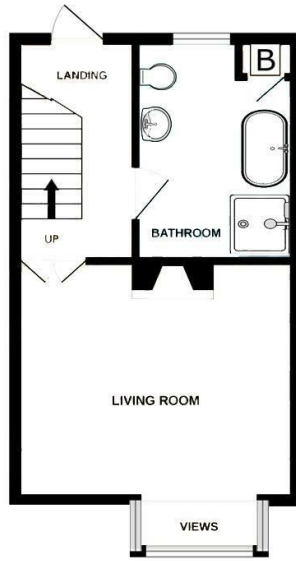


A charming TWO BEDROOM TERRACED HOUSE with FAR REACHING SEA VIEWS situated in an unrivalled location on the WEST HILL. Positioned just a short stroll from both the Old Town and Hastings Town centre, it's perfectly placed to enjoy LIFE BY THE SEA. The accommodation here spans THREE STOREYS with the ground floor arranged as an OPEN PLAN KITCHEN AND DINING SPACE which offers fitted units with plenty of storage and room for a full dining table. The BAY FRONTED LIVING ROOM sits on the first floor relishing a southerly aspect and a FEATURE FIREPLACE along with the family bathroom where there is a FREESTANDING BATH and separate shower enclosure while the TWO DOUBLE BEDROOMS can be found on the second floor. Bordered with mature shrubs and raised flower beds, the rear courtyard garden provides the perfect spot to DINE AL-FRESCO or bask in the sun while to the front of the property there is an OFF ROAD PARKING SPACE. Being sold with NO ONWARD CHAIN this fantastic property would make the PERFECT SEASIDE RETREAT and is not one to be missed.

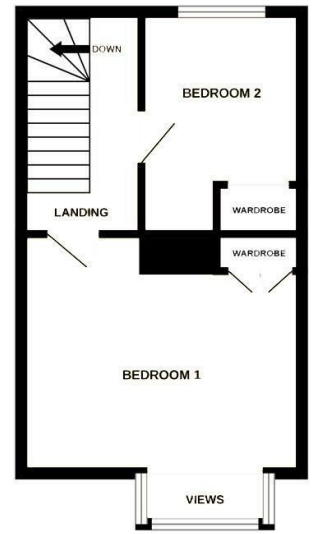
GROUND FLOOR  
321 sq.ft. (29.9 sq.m.) approx.



1ST FLOOR  
315 sq.ft. (29.3 sq.m.) approx.



2ND FLOOR  
315 sq.ft. (29.3 sq.m.) approx.



TOTAL FLOOR AREA: 951 sq.ft. (88.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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