



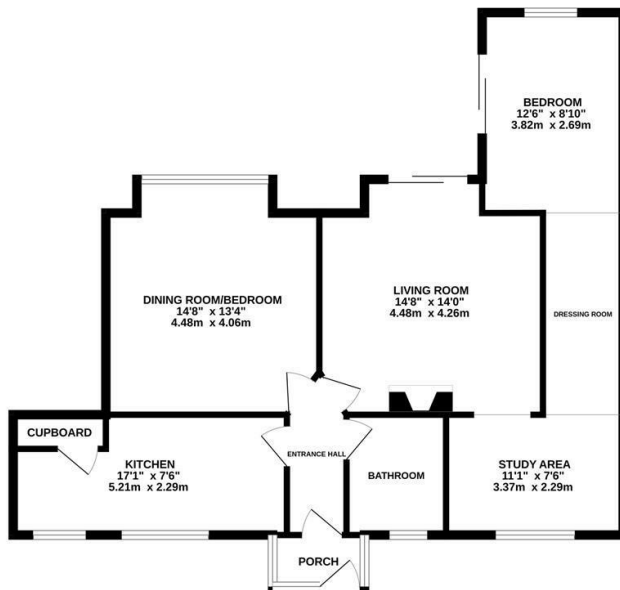
Winchelsea Lane, Hastings TN35 4LG

Offers in excess of £475,000

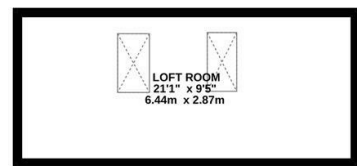


An immaculately presented two bedroom DETACHED BUNGALOW with off road parking and FAR REACHING COUNTRYSIDE VIEWS situated in a SECLUDED LANE LOCATION. It's positioned on the Northern outskirts of Hastings, nearby to local Schools, shops and within easy reach of Winchelsea Beach and Rye. The accommodation here offers a VERSATILE LAYOUT and is arranged as a BRIGHT LIVING ROOM positioned at the rear of the property enjoying sliding doors leading out to the garden and a feature fireplace with a WOOD BURNING STOVE while the CONTEMPORARY FITTED KITCHEN is separate providing ample storage and worktop space. There are TWO DOUBLE BEDROOMS with one currently being used as a second reception room, together with a family bathroom where there is a bath and separate shower cubicle. The principal bedroom benefits from access to the garden along with a dressing room and study area. There is also an ADDITIONAL LOFT ROOM which could make the ideal home office or for extra storage space. The rear garden offers tiered levels of patio with a variety of shrubs and trees along with two handy storage sheds while to the front of the property there is a RAISED DECKED AREA from where you can enjoy FAR REACHING COUNTRYSIDE VIEWS followed by a LARGE EXPANSE OF LAWN leading to the DRIVEWAY. Occupying a sought after, SEMI RURAL LOCATION this fantastic property would make the perfect family home and is not to be missed.

GROUND FLOOR
850 sq.ft. (78.9 sq.m.) approx.



LOFT ROOM
199 sq.ft. (18.5 sq.m.) approx.



TOTAL FLOOR AREA : 1048 sq.ft. (97.4 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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