



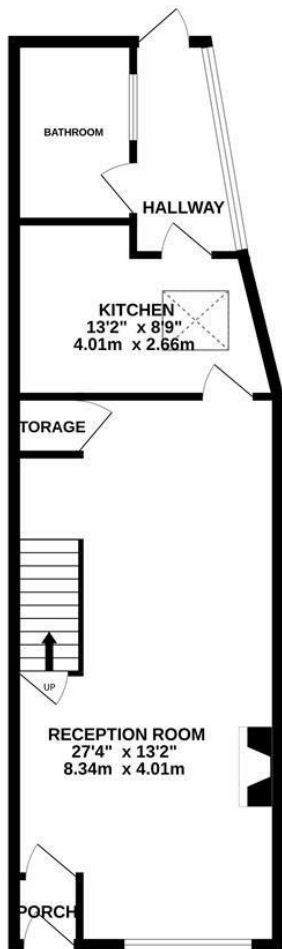
Calvert Road, Hastings TN34 3NG

Offers in excess of £400,000

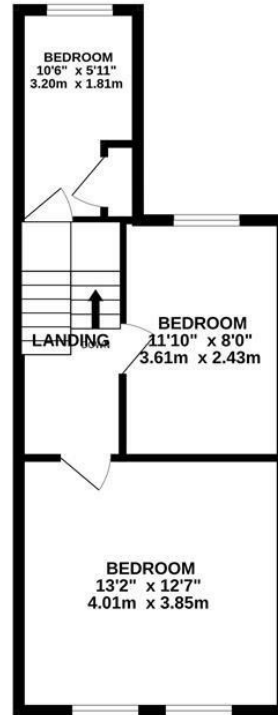


A beautifully presented three bedroom FAMILY HOME ideally located within walking distance of a local shop, the West Hill, Ore railway station and Hastings Town centre with access to the beach and a second mainline railway station. Spanning two spacious storeys the accommodation here is arranged as a bright, OPEN PLAN LIVING SPACE which measures an impressive 27'4 x 13'2 providing plenty of room for a full dining table, offering the ideal sociable setting while the STYLISH FITTED KITCHEN is separate and positioned at the rear of the property. There is also a family bathroom on this floor which enjoys a corner bath with shower over while the three bedrooms can be found on the upper floor, two of which are generous double rooms. The rear garden is a particular feature here, it offers a large area of patio bordered by mature shrubs and trees leading to a SUMMERHOUSE which is fitted with electricity making this the ideal home office. Situated in a CONVENIENT LOCATION this fantastic property would make the PERFECT FAMILY HOME.

GROUND FLOOR
552 sq.ft. (51.3 sq.m.) approx.



1ST FLOOR
384 sq.ft. (35.7 sq.m.) approx.



TOTAL FLOOR AREA : 936 sq.ft. (87.0 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 misstatement. 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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