



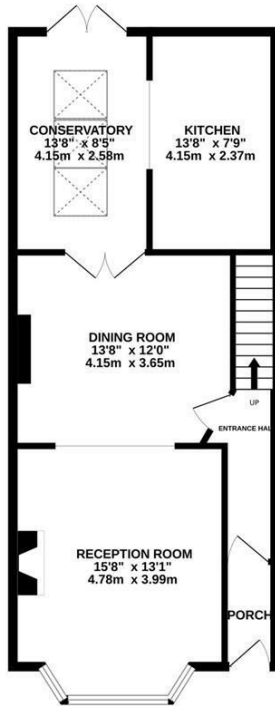
Mount Pleasant Crescent, Hastings TN34 3SG

Offers in excess of £450,000



An impressive VICTORIAN TERRACED HOUSE located in an enviable position nestled in a QUIET CRESCENT within immediate reach of local shops, eateries and Alexandra Park. The beach and Hastings Town Centre are also within walking distance offering additional shopping facilities and a mainline railway station with connections to London. Spanning THREE SPACIOUS STOREYS the accommodation here is beautifully presented and enjoys a WEALTH OF CHARACTER FEATURES, the BAY FRONTED LIVING ROOM enjoys a FEATURE FIREPLACE and is open to the DINING ROOM to create a sociable and family friendly space. There are double doors leading through to the CONSERVATORY and the traditional style fitted kitchen which span the rear of the property offering ample storage and worktop space. The first floor houses two GENEROUS DOUBLE BEDROOMS with the second bedroom benefitting from FITTED CUPBOARDS together with a STYLISH BATHROOM on the half landing which relishes a FREESTANDING CLAWFOOT BATHTUB, the principal bedroom measures an impressive 16'11 x 13'1. The third bedroom spans the upper floor and is

GROUND FLOOR
642 sq.ft. (59.7 sq.m.) approx.



1ST FLOOR
502 sq.ft. (46.6 sq.m.) approx.



2ND FLOOR
353 sq.ft. (32.6 sq.m.) approx.



TOTAL FLOOR AREA: 1497 sq.ft. (139.1 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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