



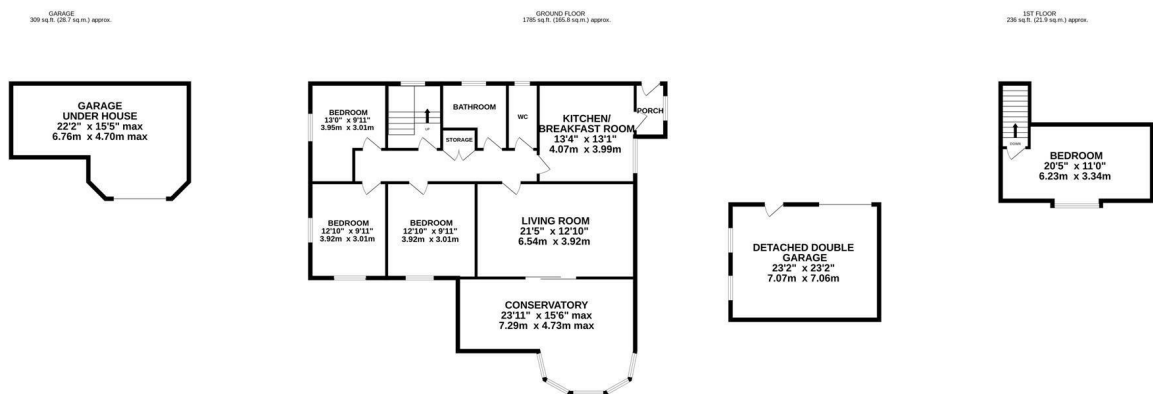
Victoria Avenue, Hastings TN35 5BU

Offers in excess of £450,000



A four bedroom DETACHED chalet style bungalow with TWO GARAGES and extensive gardens measuring approx 1/2 acre. The accommodation is well presented throughout, benefitting from a VERSATILE LAYOUT which is arranged as a spacious kitchen/breakfast room, a separate living room with sliding doors opening to a LARGE CONSERVATORY which benefits from a bright Southerly aspect and access out to the garden. There are three bedrooms on this floor together with a family bathroom and separate w/c. The upper floor houses the fourth well proportioned bedroom. From the rear of the property there are PICTURESQUE AND FAR REACHING VIEWS across the neighbouring rooftops to the sea.

Externally THE GARDENS WRAP AROUND THE PROPERTY and are mainly laid to lawn, planted with mature fruit trees. The property is set back from the road and



TOTAL FLOOR AREA : 2330 sq.ft. (216.5 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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