



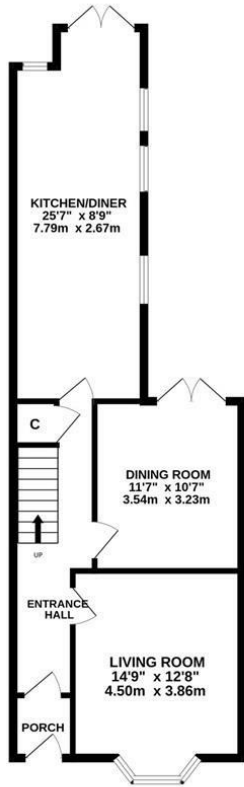
Braybrooke Road, Hastings TN34 1TA

Offers in excess of £550,000

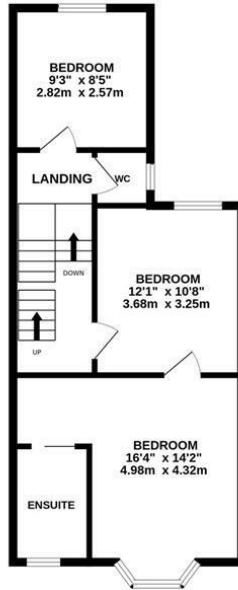


An impressive five bedroom, THREE STOREY VICTORIAN HOME located in a sought after setting within immediate reach of Alexandra Park, Linton Gardens, the seafront and Hastings Town centre where there are a selection of shopping and leisure facilities. Hastings mainline railway station is located just a two minute walk away offering connections to London in just over 1 hour and 20 minutes. The accommodation here has UNDERGONE EXTENSIVE RESTORATION including new plumbing and wiring throughout, new windows and it is fully insulated. The ground floor is arranged a living room with a bay window and an OPEN FIREPLACE, there is a separate dining room which also benefits from an open fireplace and double doors out to the garden while the EXTENDED, DUAL ASPECT KITCHEN and dining space is found at the rear of the property. The kitchen is fitted with stylish units housing INTEGRATED APPLIANCES to include a fridge/freezer, dishwasher, oven and induction hob. There is also a tall unit with space for a washer and dryer to be stacked and externally the rear garden is mainly laid to lawn providing the perfect spot to dine al-fresco.

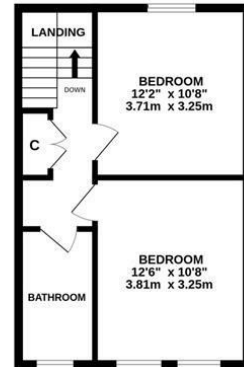
GROUND FLOOR
611 sq.ft. (56.7 sq.m.) approx.



1ST FLOOR
517 sq.ft. (48.0 sq.m.) approx.



2ND FLOOR
383 sq.ft. (35.5 sq.m.) approx.



TOTAL FLOOR AREA: 1510 sq.ft. (140.3 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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