



2 1 1 C

Oakfield Road, Hastings, TN35 5AX
£1,050 Per Calendar Month



Oliver & Bailey

01424 834000 | 01424 533 555

Info@oliverbaileylettings.co.uk

www.oliverbaileylettings.co.uk

Living Room

13'5" x 12'0" (4.11m x 3.68m)

Kitchen / Breakfast room

12'11" x 12'0" (3.96m x 3.68m)

Rear Lobby**Bathroom**

10'4" x 5'8" (3.15m x 1.73m)

Landing**Bedroom One**

11'8" x 11'3" (3.56m x 3.45m)

Bedroom Two

11'8" x 11'3" (3.56m x 3.45m)

Courtyard

Furnished Options: Unfurnished

Council Tax Band: B

Available Date: 5th May 2025

Oliver & Bailey

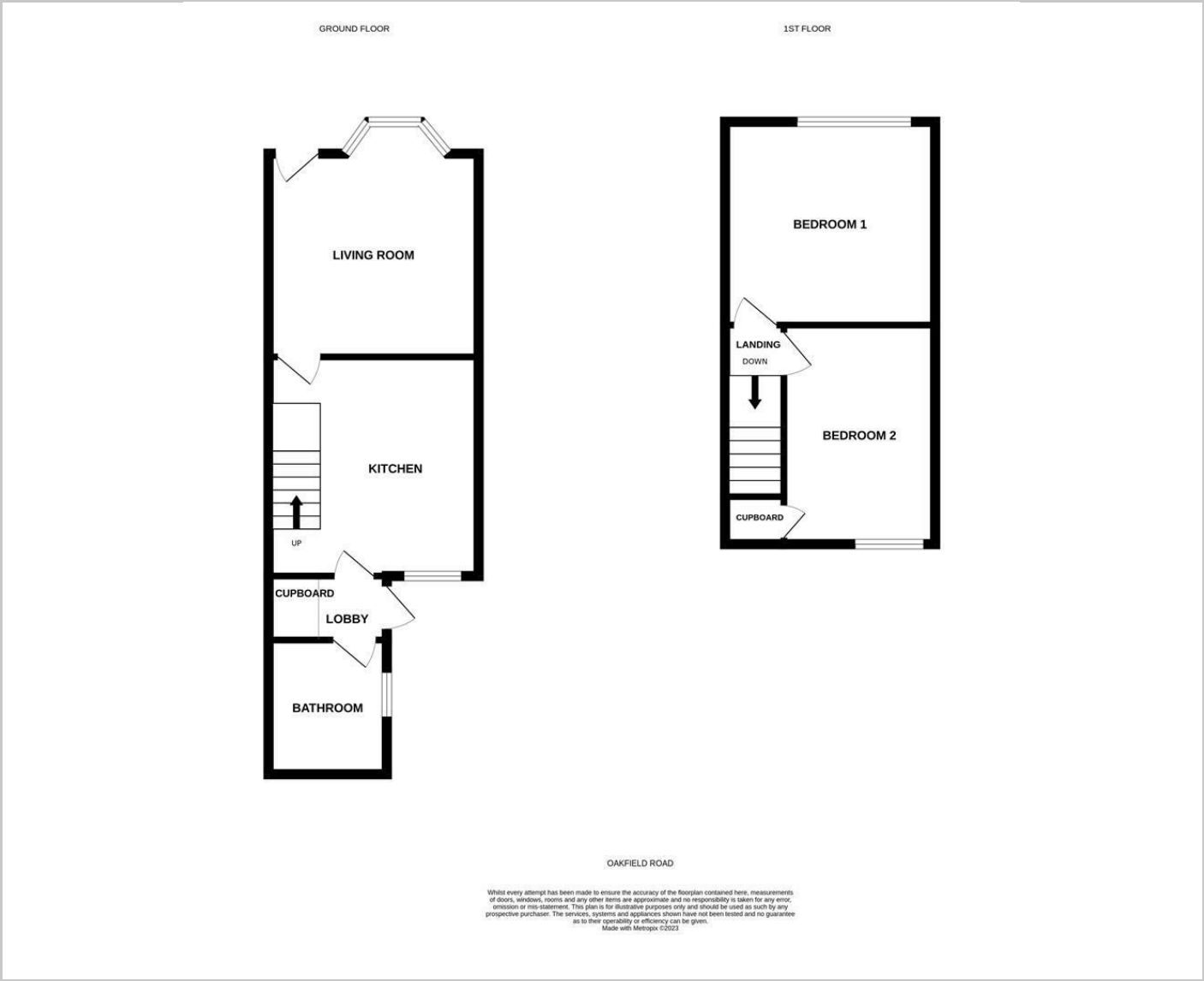
NEUTRALLY DECORATED TWO BEDROOM HOUSE... Call Georgia or Robyn at Oliver & Bailey to view this well presented two bedroom house.

Located in Oakfield Road, the property is positioned walking distance to schools, shopping facilities and bus routes to Hastings Town Centre.

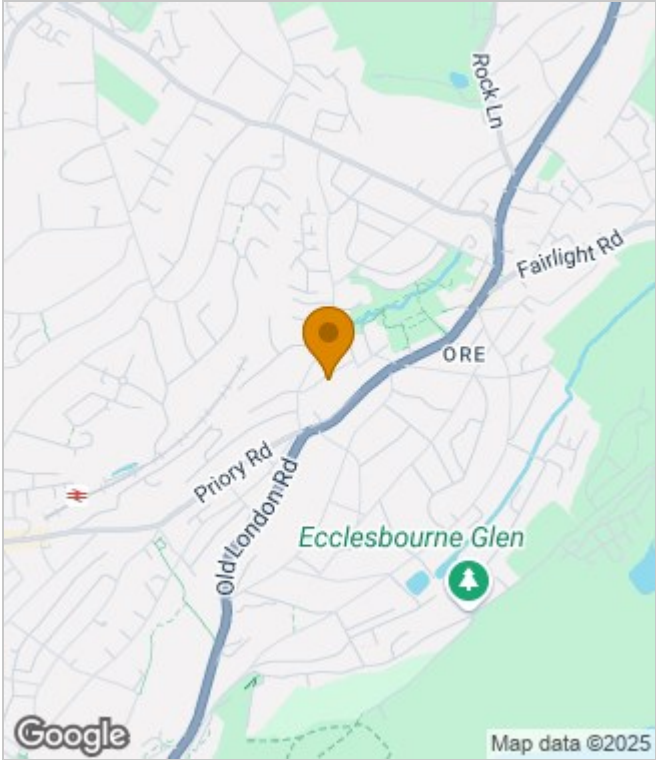
The property has been neutrally decorated throughout and a modern fitted kitchen with integrated oven/hob.

Comprising living room with bay fronted window, bathroom with shower over bath, two double bedrooms and a small courtyard to rear. Further benefits are gas central heating, double glazing and EPC rating of C.

FLOORPLAN



AREA MAP



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.