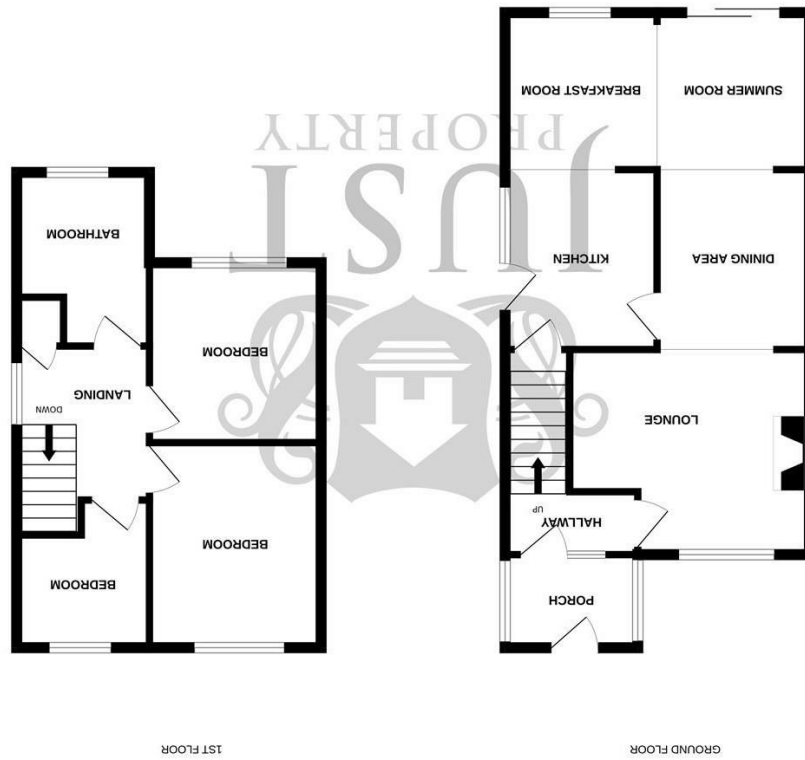




England & Wales	
EU Directive 2002/91/EC	
Not energy efficient - higher running costs	(1-20)
G	(21-30)
F	(31-40)
E	(41-50)
D	(51-60)
C	(61-70)
B	(71-80)
A	(81-90)
Very energy efficient - lower running costs	(91-100)
Current	69
Potential	84
Energy Efficiency Rating	



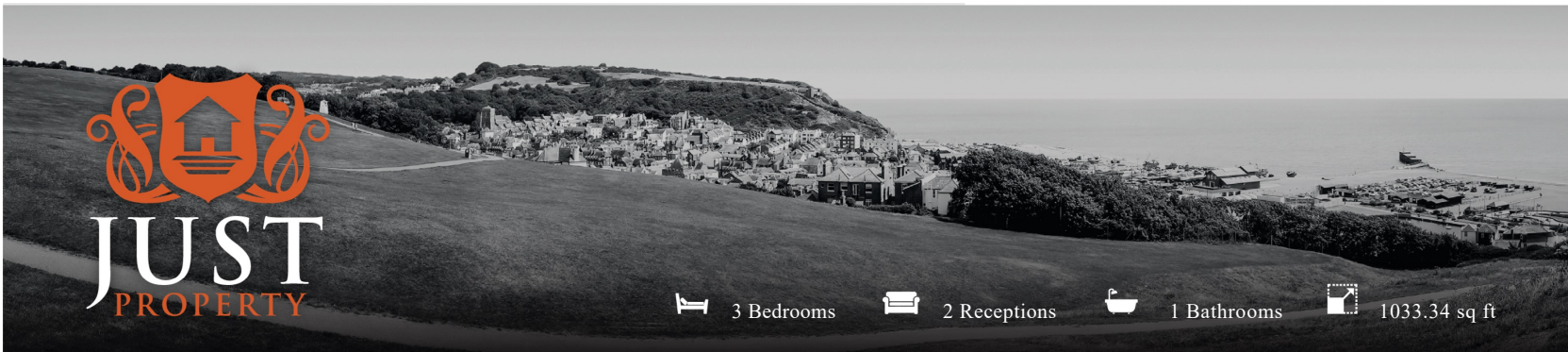
Please ensure you have read the full details of the property and its location. The company therefore gives notice that none of the material issued or visual depictions of any kind made on behalf of the company can be relied upon as accurately describing any of the specified matters prescribed by any order made under the Company Misdescriptions Act 1991. Nor do they constitute a contract or a warranty. You should obtain clarification on any matters of information that are important to you.



## FLOORPLANS

12 Fairstone Close, Hastings, TN35 5EZ

[www.justproperty.net](http://www.justproperty.net)



3 Bedrooms   2 Receptions   1 Bathrooms   1033.34 sq ft

Freehold

# £365,000

12 Fairstone Close, Hastings, TN35 5EZ





3 Bedrooms    2 Receptions    1 Bathrooms    1033.34 sq ft

## PROPERTY DETAILS

**CHAIN FREE**  
Fairstone Close, Hastings – a stunning location with breath taking views! This charming semi-detached house, built in 1968 and never previously on the market, offers the perfect blend of comfort and style.

As you step inside, you'll be greeted by an entrance porch and a bright hallway. The property features two spacious reception rooms, providing ample space for entertaining or relaxing. The kitchen includes built-in appliances, a utility cupboard, and an attractive breakfast area leading to the rear summer room. The house boasts three lovely bedrooms, making it ideal for a growing family or anyone needing extra space.

The bathroom is beautifully appointed, offering a bath, shower, and WC, ensuring convenience for all residents. With a garage and off-road parking for two vehicles, parking will never be an issue.

This property is in immaculate condition, offering a warm and inviting atmosphere that makes you feel right at home. The abundance of living space allows for endless possibilities to decorate and personalize to your individual taste.

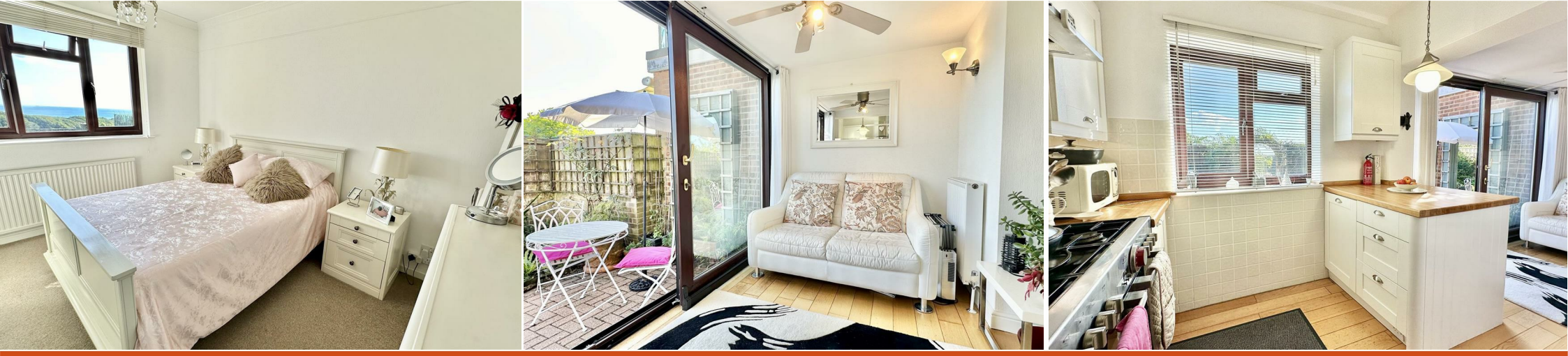
Don't miss this fantastic opportunity to own a stunning home in this desirable neighbourhood. Contact JUST PROPERTY today to arrange a viewing and make this wonderful house your new home!

## ROOM DIMENSIONS

Front Door	Bedroom
Porch	12'6" x 9'11" (3.82 x 3.04)
Hallway	Bedroom
Lounge	8'1" x 7'1" (2.48 x 2.18)
14'2" x 13'11" (4.34 x 4.25 )	Bathroom
Dining Area	14'8" x 8'1" (4.48 x 2.48)
10'4" x 9'0" (3.17 x 2.76)	Loft Room
Kitchen / Breakfast Room	Front Garden
18'0" x 8'1" (5.50 x 2.48)	Rear Garden
Summer Room	Parking Space
8'11" x 6'0" (2.73 x 1.85)	Garage
Utility Cupboard	
Stairs to Landing	
Bedroom	
11'11" x 10'4" (3.64 x 3.15)	

## FEATURES

- Outstanding Views
- Three Bedrooms
- Beautiful Condition
- Previously Never Been On The Market
- Garage and Off Road Parking
- Spacious Dining and Lounge Area
- Walking Distance To Hastings Country Park
- CHAIN FREE
- Fitted Kitchen and Breakfast Area
- Viewing Essential



Please note that we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and accordingly if there are any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.