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**21 Woodbrook Road, Hastings, TN34 2DQ**  
**Guide Price £475,000**

**\*\*\*Guide Price £475,000 - £500,000\*\*\*** Rush Witt & Wilson welcome to the market this **FOUR BEDROOM 1930's DETACHED HOUSE** located in this extremely sought-after road within the Blacklands region of Hastings, close to a range of local schooling establishments, Alexandra Park and Hastings town centre. This home is a fantastic family home option sitting on a good plot size with rear garden mostly laid to lawn with an elevated patio area which makes an ideal spot to enjoy the upcoming warmer months. To the front you will notice a **GARAGE and DRIVEWAY** which offers multiple vehicular parking in addition to the white render makes the property stand out in the road. Inside, the property offers well-presented and spacious accommodation over two floors comprising porch, entrance hallway, lounge, **SEPARATE DINING ROOM, MODERN FITTED KITCHEN** and **DOWNSTAIRS WC**, whilst to the first floor are **FOUR BEDROOMS** and the main family bathroom. The property also has the benefit of **PLEASANT VIEWS** to the rear aspect and is located within a highly sought-after road within the Blacklands region of Hastings and is considered an **IDEAL FAMILY HOME**. We welcome your viewing enquiries and look forward to showing you around this property.





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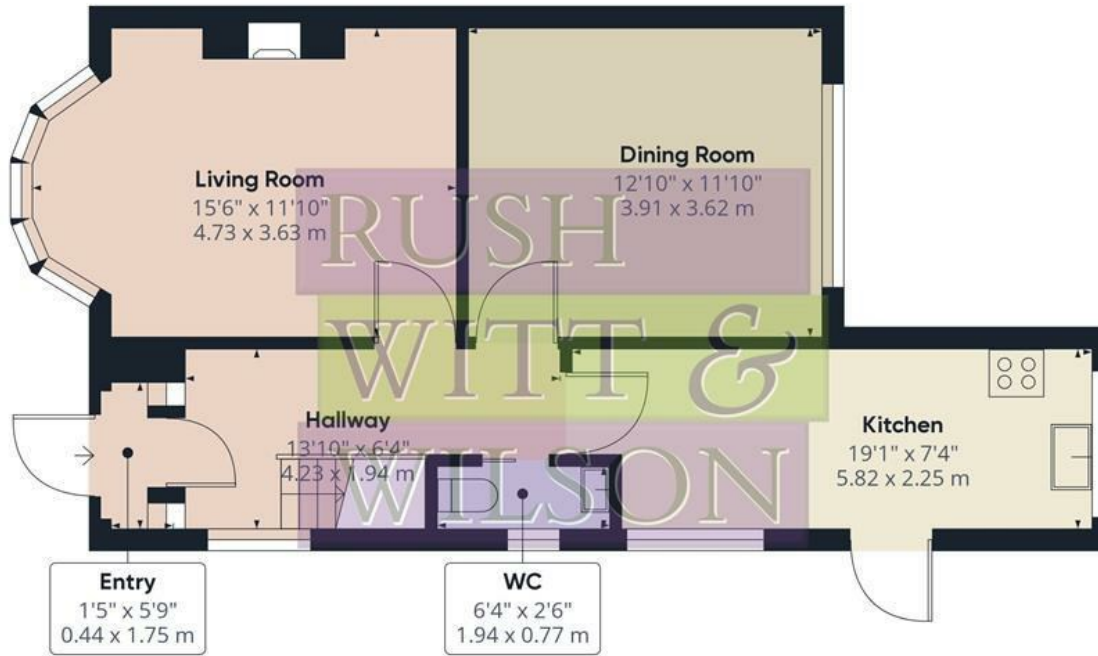


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Floor 0

Approximate total area<sup>(1)</sup>

1116.89 ft<sup>2</sup>

103.76 m<sup>2</sup>

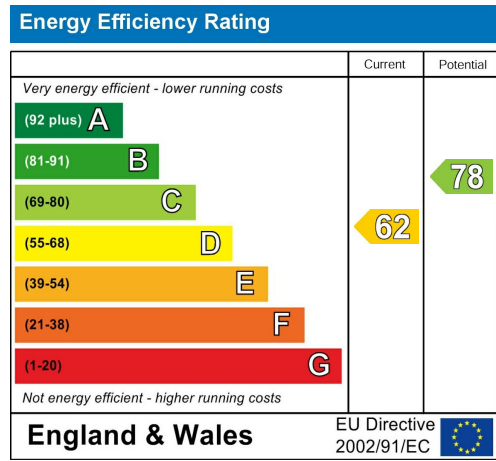
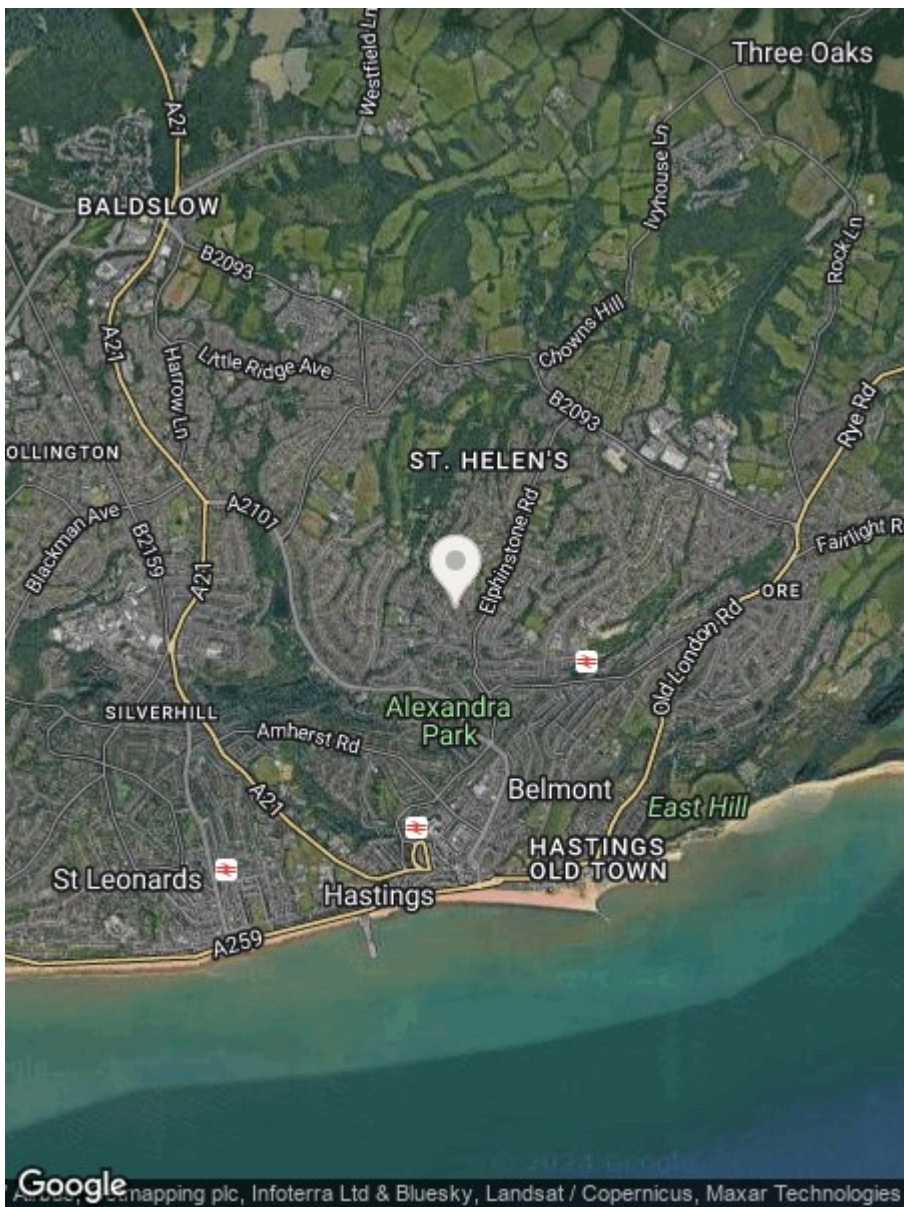


Floor 1

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



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