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**33 Boyne Road, Hastings, East Sussex TN35 5NY**  
**Guide Price £300,000**



**\*\*GUIDE PRICE £300,000 - £325,000\*\***

Nestled on the charming Boyne Road in Hastings, this delightful attached house offers a perfect blend of character and modern living. Built circa 1930's, the property exudes a sense of history while providing the comforts of contemporary life. Upon entering, you are welcomed into a spacious reception room, ideal for both relaxation and entertaining. The room is filled with natural light, creating a warm and inviting atmosphere. The house boasts three well-proportioned bedrooms, providing ample space for families or those seeking a home office. Each bedroom offers a peaceful retreat, perfect for unwinding after a long day. The property features a well-appointed bathroom, designed for both functionality and comfort. The layout of the house is practical, making it easy to navigate and enjoy daily life. Located in Hastings, this home benefits from the vibrant community and the stunning coastal scenery that the area is known for. With local amenities, schools, and parks within easy reach, this property is ideal for families and professionals alike. In summary, this charming house on Boyne Road presents an excellent opportunity for those looking to settle in a lovely part of Hastings. With its appealing features and convenient location, it is a must-see for anyone in search of their next home.

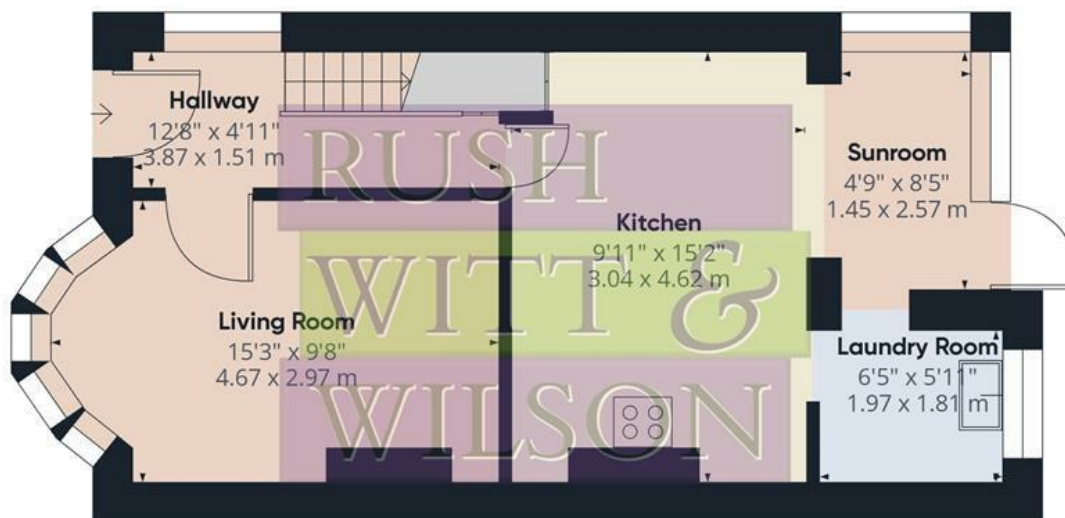












**Floor 0**



**Floor 1**

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

777.26 ft<sup>2</sup>

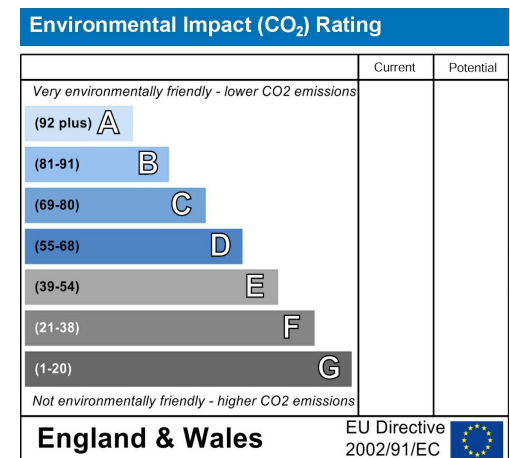
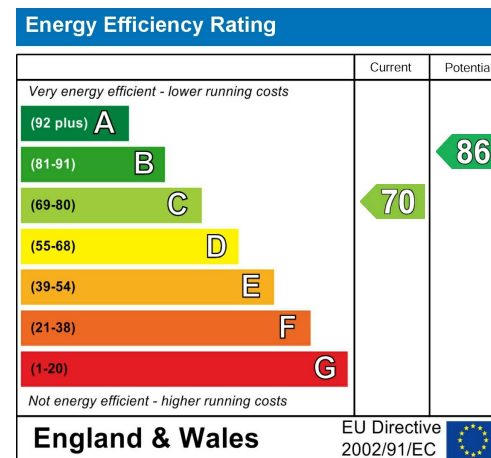
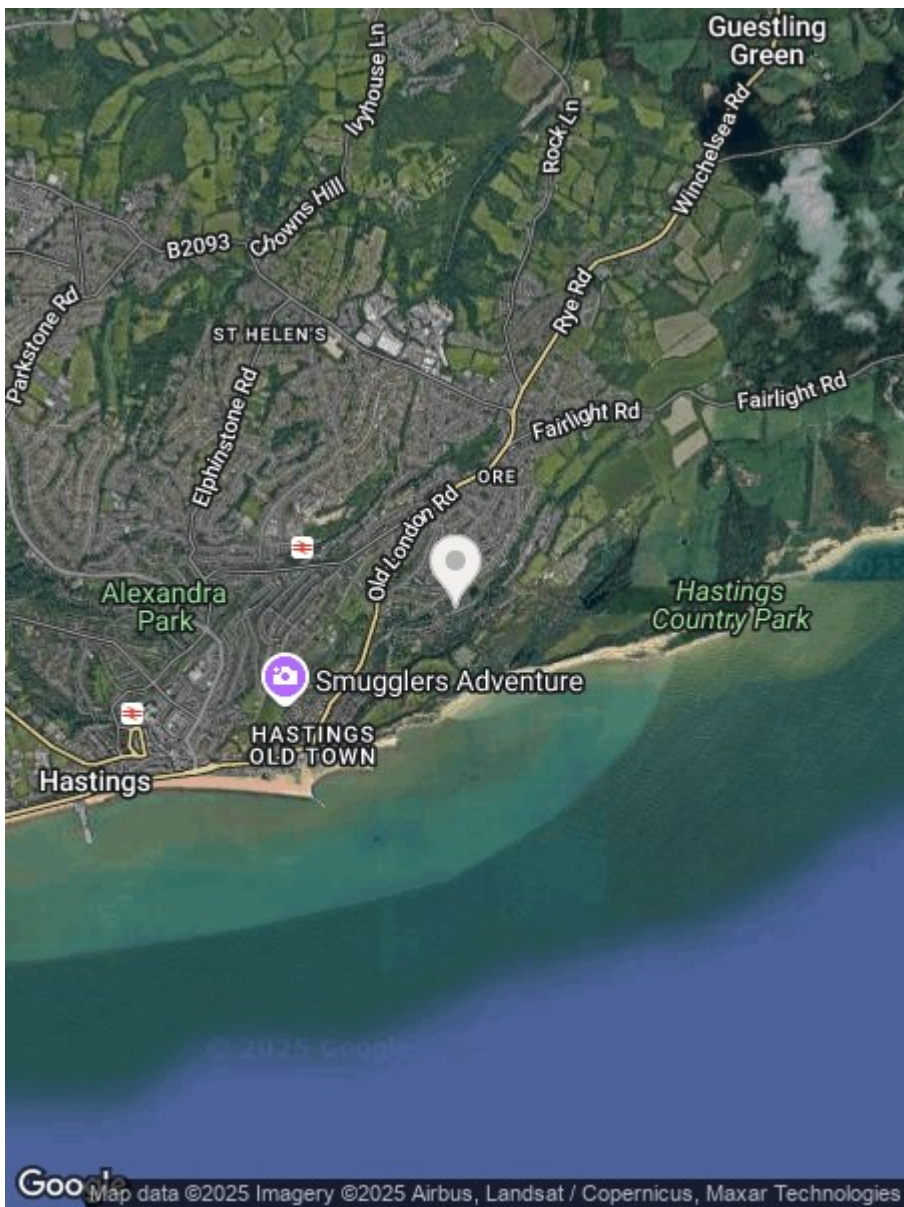
72.21 m<sup>2</sup>

(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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**Residential Estate Agents  
Lettings & Property Management**



**Rother House Havelock Road  
Hastings  
East Sussex  
TN34 1BP  
Tel: 01424 442443  
hastings@rushwittwilson.co.uk  
www.rushwittwilson.co.uk**