

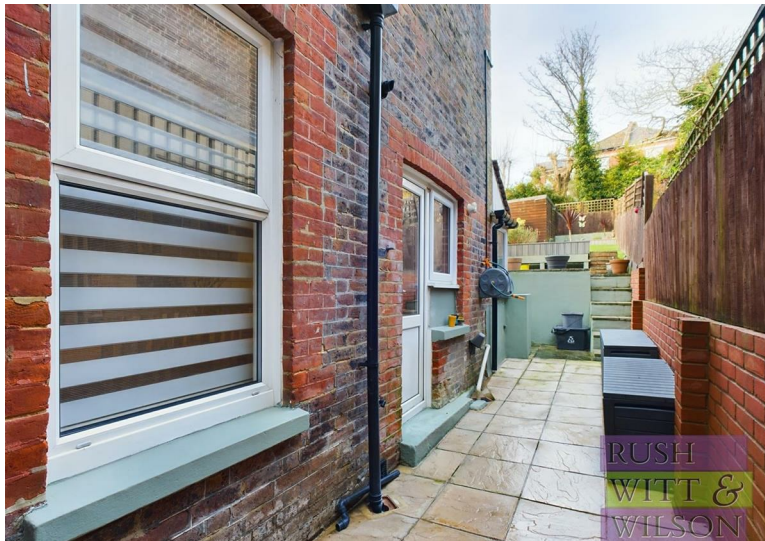
RUSH
WITT &
WILSON



RUSH
WITT &

93 Edmund Road, Hastings, East Sussex TN35 5LE
Guide Price £400,000

*****GUIDE PRICE £400,000 - £425,000*****Introducing a spacious 1,413.15 sq. ft, three-story property with a comprehensive floor plan that incorporates four/five substantial bedrooms among other versatile rooms dependant on configuration. The ground floor is elegantly designed with three rooms, including a well-proportioned kitchen featuring a diner and a cosy living room complete with an inviting fireplace, the dining space adjacent can be used as a further bedroom if required. The first floor showcases three generously sized bedrooms, alongside a contemporary bathroom. The top floor of the home dedicates itself to an additional room ideal as a restful bedroom retreat. This property is ideally located near key amenities and attractions. The local "Smugglers Adventure" tourist attraction brings with it a sense of history and fun, perfect for family weekends out. For moments of tranquillity, "East Hill" park offers a lush, green space to relax, enjoy a picnic, or engage in outdoor activities, all just a stone's throw from the residence. The blend of size, location, and facilities make this property an inviting prospect for anyone seeking a harmonious balance between domestic comfort and local convenience. This home is ready to view now and would make a fantastic option for you to consider. Notably to mention the off street parking to the front and rear garden that offers a fantastic space to enjoy.







RUSH
WITT &
WILSON



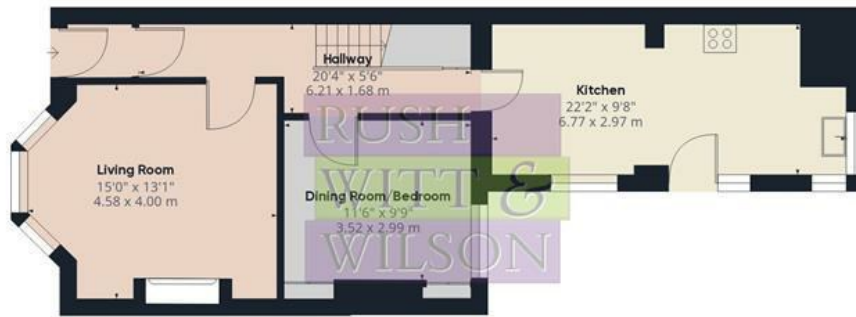
RUSH
WITT &
WILSON



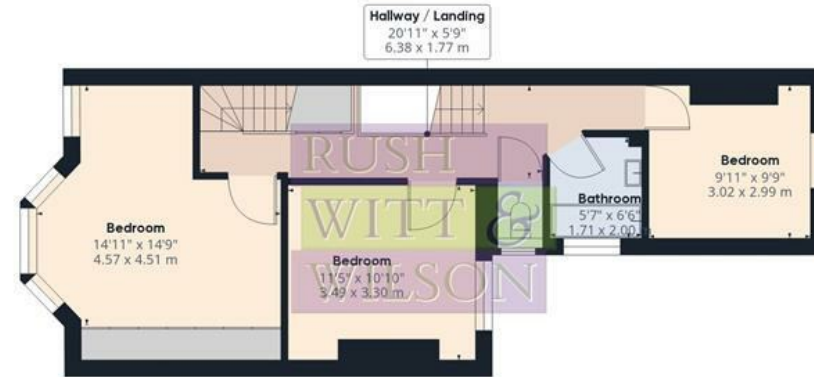
RUSH
WITT &
WILSON



RUSH
WITT &
WILSON



Floor 0



Floor 1



Floor 2

Approximate total area⁰⁾

1413.15 ft²

131.29 m²

Reduced headroom

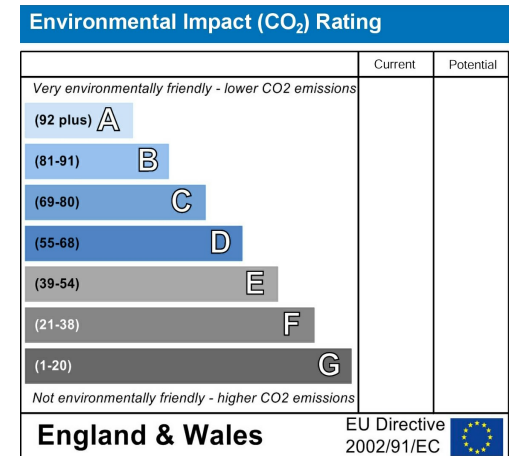
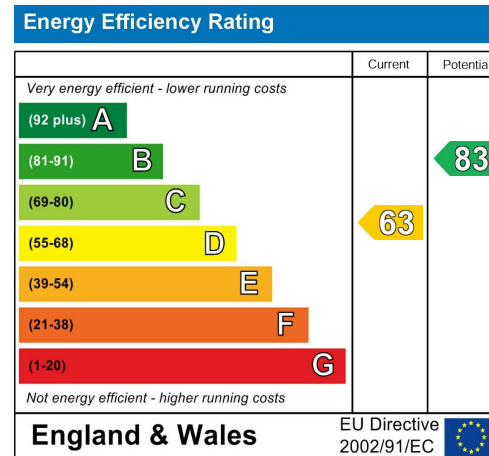
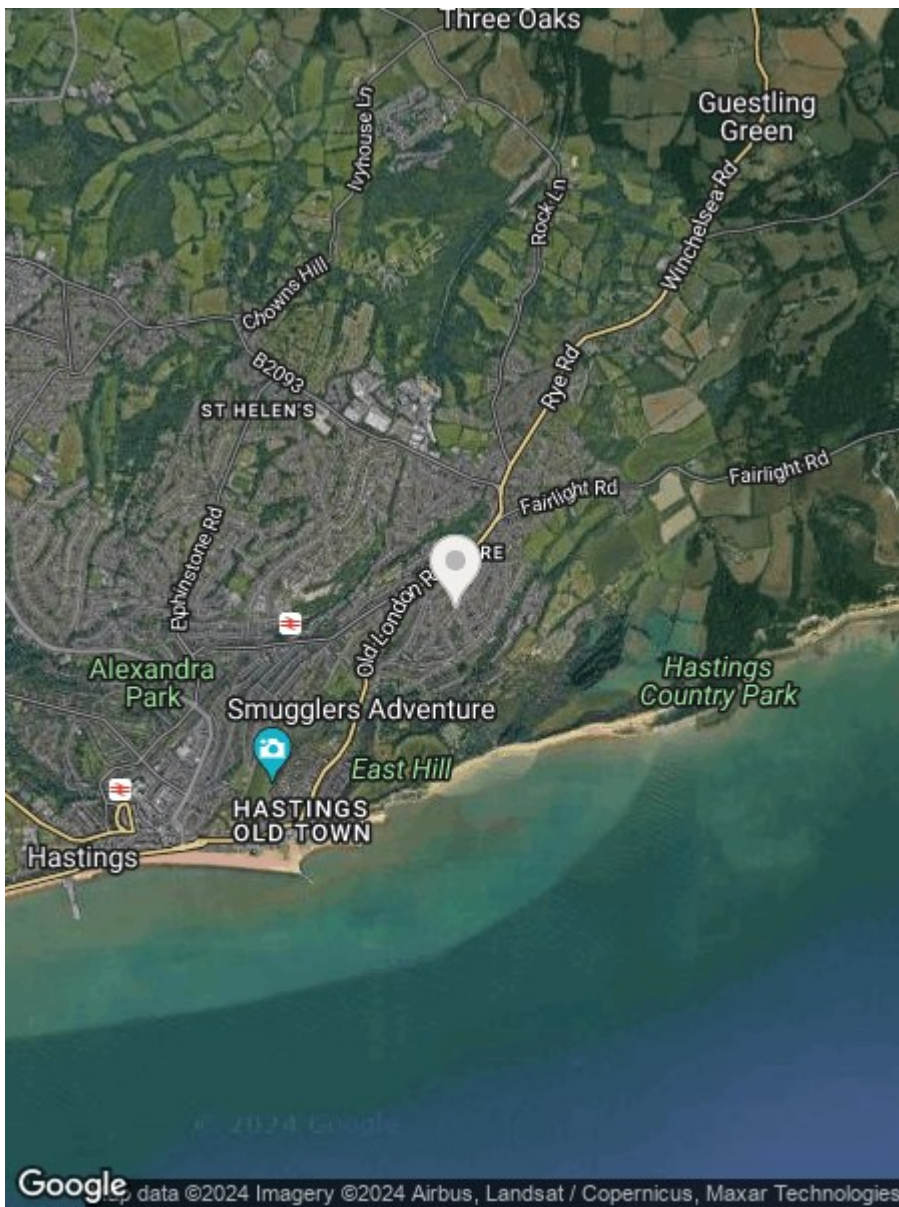
22.73 ft²

2.11 m²

Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

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



**RUSH
WITT &
WILSON**

**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**