



**Saltrock Hill Road, Fairlight**  
£725,000



# Saltrock Hill Road, Fairlight

Barnaby Osborne in Partnership with Nested are delighted to market the rare opportunity to acquire a spacious and versatile detached, family home with unrivalled sea views to the South & East, as well as far reaching countryside vistas to the North.

Situated at the end of a private road, the property is arranged over three floors, providing a flexible layout that will suit a variety of families with the possibility of multi-generational living a real option, with the chance to create a self-contained annexe, subject to the usual consents.

With overall accommodation in excess of 248.4sqm (2674sqft), on the ground floor, the accommodation comprises a large hallway, a triple aspect lounge, WC and a study/lobby area with access onto the stunning European style terrace. To the lower ground floor, there is a large kitchen/breakfast room, a large utility room and further large L-shaped store. A dining room and large games room also provide the potential to create the aforementioned annexe. To the first floor, there are four well appointed bedrooms, with an en-suite shower room to bedroom one, as well as a family bathroom.

Externally, there is a large garage measuring 6.84m x 3.09m (22'5ft x 10'2ft) with a mezzanine level above it, providing additional storage or the potential to create something further.

A large driveway to the front with off road parking for all the family and visitors ensures ease. To the rear, the large rear garden is primarily laid to lawn with a patio and range of shrubs and flowerbeds, perfect for enjoying sunny days and evenings. With its unique position, breathtaking outlook, and adaptable accommodation, this impressive home is perfectly suited to those seeking a peaceful retreat without compromising on space or convenience.





## Saltrock Hill Road

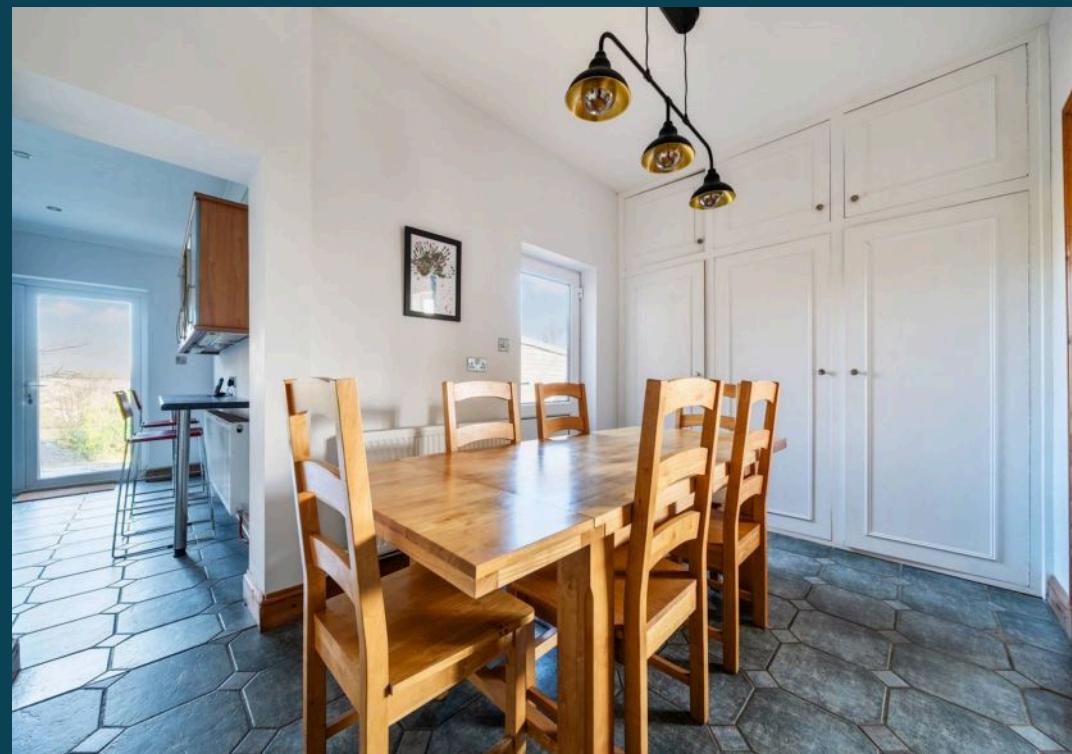
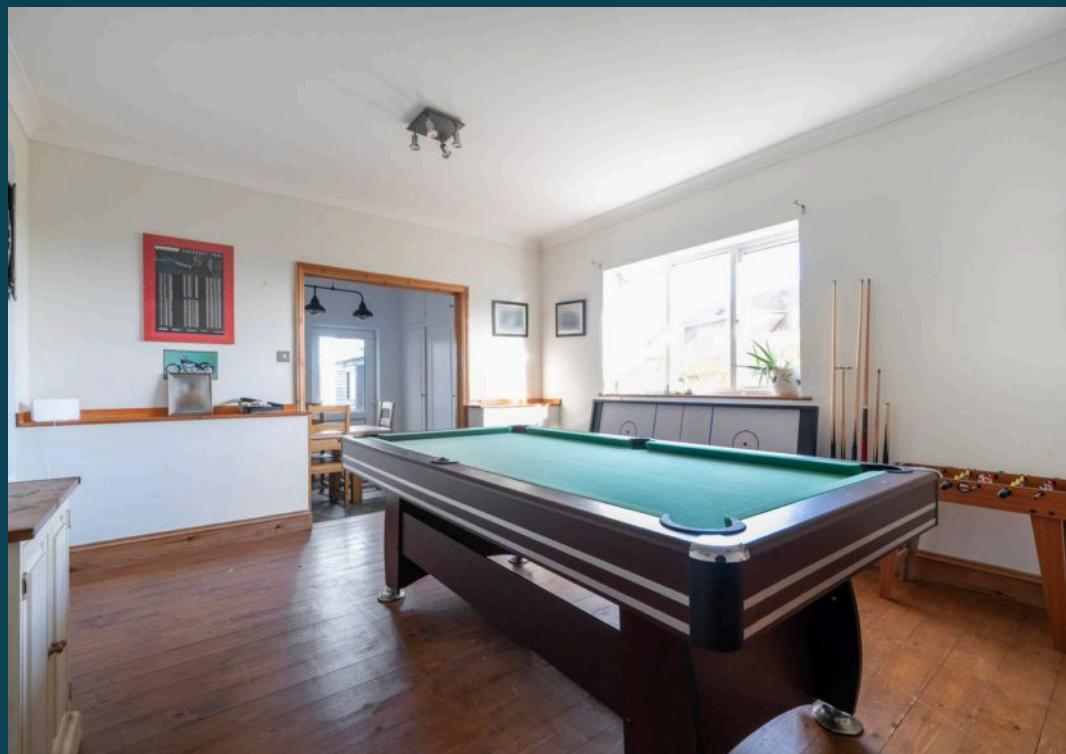
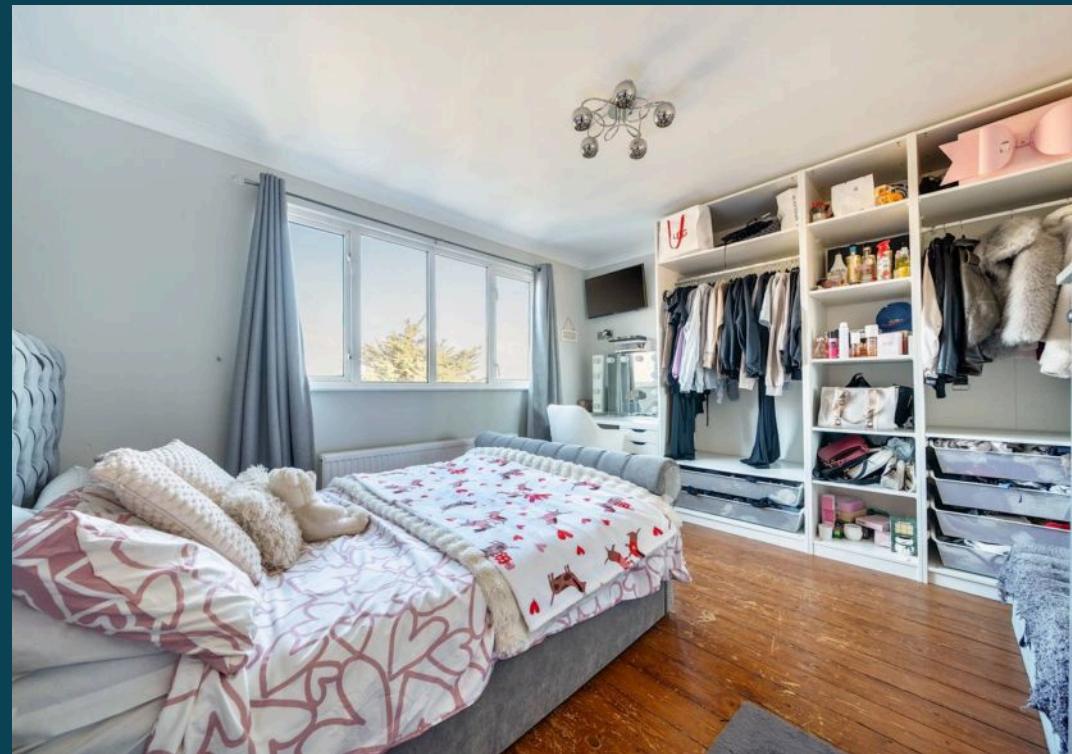
Fairlight

Spacious detached home with sea and countryside views, 248.4sqm (2674sqft) of versatile accommodation over three floors with annexe potential, four bedrooms, garage with mezzanine, on a private road.

- Phenomenal Sea Views to South & East
- Far Reaching Countryside Views to the North
- Situated at the End of a Private Road
- Extremely Versatile Accommodation with Four Bedrooms, Four Reception Rooms
- Arranged over Three Floors
- Large Garage with Mezzanine Level
- Potential to Create a Self-Contained Annexe
- Beautiful European Style Terrace to the Rear, Perfect for Alfresco Dining
- 248.4sqm of Accommodation (2674sqft)
- Large Utility Room with Additional Storage Space







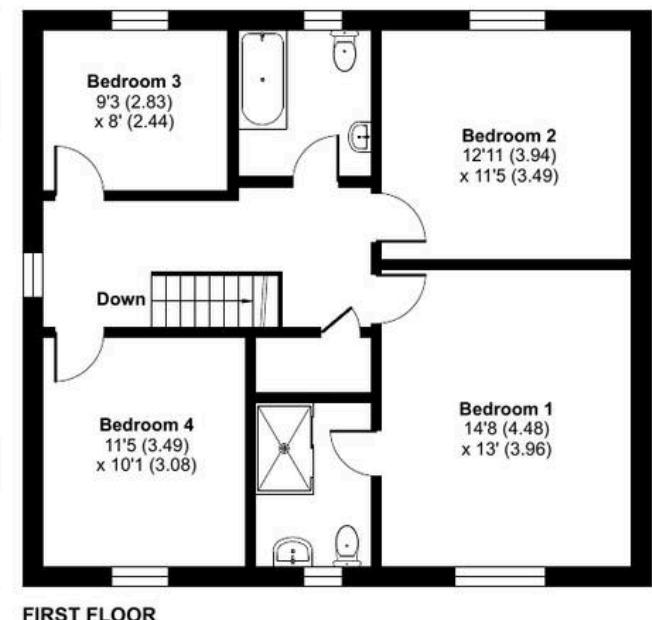
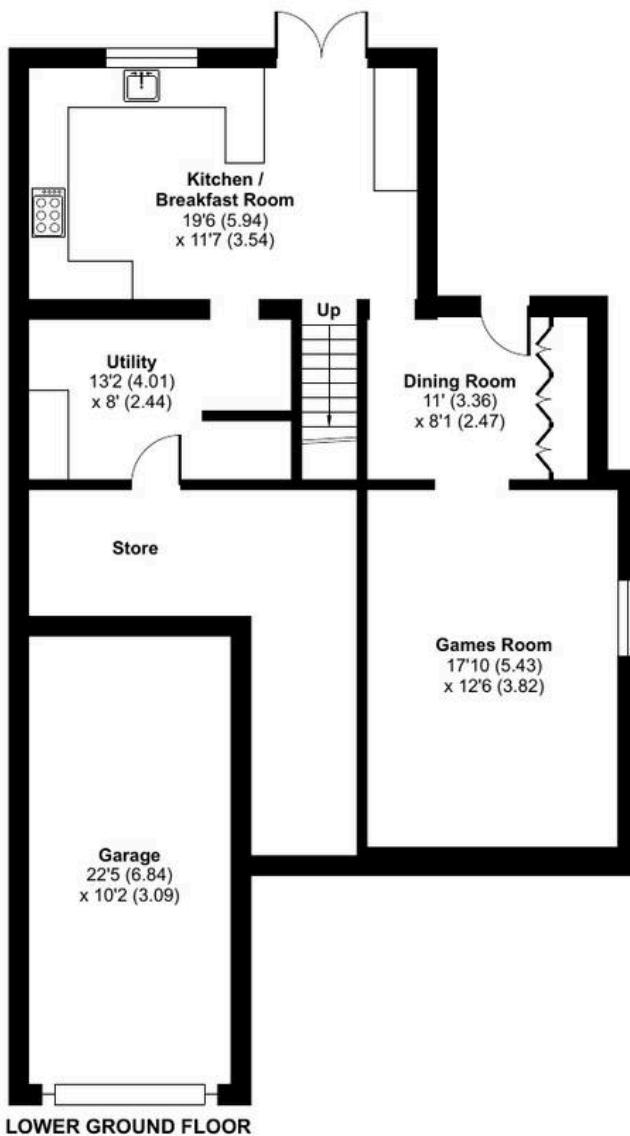
# Saltrock, Hill Road, Fairlight, Hastings, TN35

Approximate Area = 2336 sq ft / 217 sq m

Garages = 338 sq ft / 31.4 sq m

Total = 2674 sq ft / 248.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,  
Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026.  
Produced for Nested. REF: 1411173





## Nested Rye

01797 903045 • [barnaby.osborne@nested.com](mailto:barnaby.osborne@nested.com) • [nested.com/barnaby-osborne](http://nested.com/barnaby-osborne)

