PCM ESTATE AGENTS

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Guide Price £350,000

GUIDE PRICE £350,000 to £375,000

PCM Estate Agents welcome to the market an exciting opportunity to acquire this DETACHED TWO/ THREE BEDROOM CHALET STYLE BUNGALOW, positioned on this sought-after road within the popular Blacklands region of Hastings. The property has a LOVELY GARDEN, OFF ROAD PARKING and a DETACHED GARAGE. Offered to the market CHAIN FREE.

The property is IN NEED OF SOME MODERNISATION, but offers modern comforts including gas fired central heating and double glazing. Accommodation is arranged over two floors comprising an entrance hall, spacious living room, CONSERVATORY, KITCHEN-BREAKFAST ROOM, TWO GROUND FLOOR BEDROOMS and a ground floor bathroom. Upstairs there is a BEDROOM with an EN-SUITE SHOWER ROOM.

The REAR GARDEN is a real feature of this LOVELY HOME, being landscaped with patio, areas of lawn and several sheds.

Viewing comes highly recommended, please call the owners agents now to book your appointment.

WOODEN DOOR
Located on the side, opening to:

ENTRANCE HALL
Stairs rising to the first floor accommodation, radiator, under stairs recessed area, telephone point, large opening to kitchen and further doors to further rooms.

LIVING ROOM
17'4 max x 12'8 (5.28m max x 3.86m)
Dual aspect with double glazed bay window to side aspect, sliding patio doors to rear aspect, opening to conservatory, high ceiling with coving, picture rail, fireplace, radiator, television point.

CONSERVATORY
9'8 max x 9'8 max (2.95m max x 2.95m max)
Part brick construction with double glazed window to side and rear elevations, double glazed French doors opening to garden, glass roof, electric radiator and further conventional radiator, wood laminate flooring, pleasant views over the garden.

KITCHEN-DINING ROOM
15'9 x 10'2 (4.80m x 3.10m)
Dual aspect with double glazed windows to side and double glazed French doors to rear aspect providing views and access onto the garden. Fitted with a range of eye and base level cupboards and drawers with worksurfaces over, ceramic one & ½ bowl drainer-sink unit with mixer tap, electric hob, waist level oven, space for appliances such as washing machine, dishwasher and tall fridge freezer, pantry style cupboard housing the boiler, radiator, ample space for breakfast table/ small dining table.

BEDROOM
14'4 into bay x 11'6 (4.37m into bay x 3.51m)
Radiator, double glazed bay window to front aspect.

BEDROOM
10'5 into bay x 10'4 (3.18m into bay x 3.15m)
Double wardrobe, radiator, picture rail, double glazed bay window to front aspect.

BATHROOM
Panelled bath with spa style shower, pedestal wash hand basin, dual flush wc, tiled walls, heated towel rail, double glazed window with pattern glass for privacy to side aspect.

FIRST FLOOR LANDING
Open plan to:

BEDROOM
21' narrowing to 9'3 x 10'5 narrowing to 4'4 (6.40m narrowing to 2.82m x 3.18m narrowing to 1.32m)
Radiator, double glazed window to front aspect, restricted head height, open freestanding wardrobe with hanging rails, door to:

EN-SUITE
Walk-in shower enclosure with shower, pedestal wash hand basin, low level wc, radiator, part tiled walls.

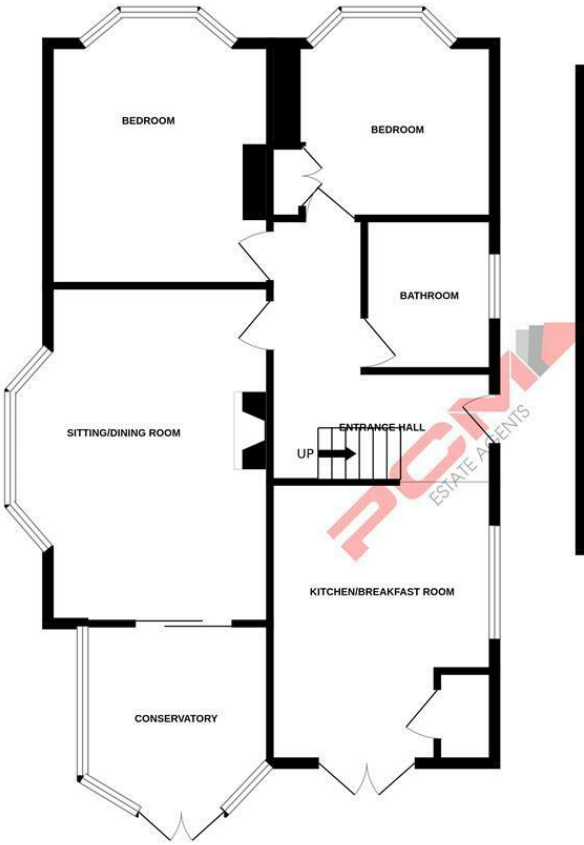
OUTSIDE - FRONT
Large frontage providing off road parking for multiple vehicles leading to:

GARAGE
Up and over door, double glazed window to side aspect, double glazed window to rear aspect, double glazed door to side aspect.

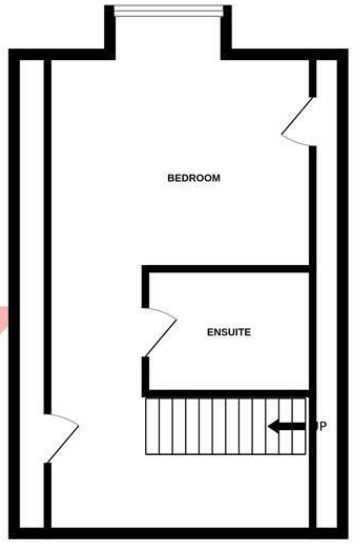
REAR GARDEN
Established with patio area abutting the property, wrapping around the side elevation with a few steps down to an area of lawn, three sheds and a summer house.

Council Tax Band: C

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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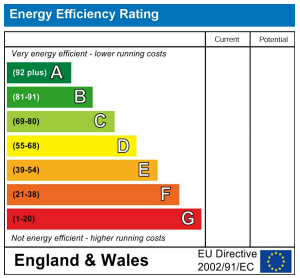

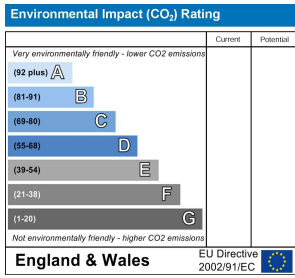

PCM endeavour to maintain accurate depictions of properties in Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection. PCM have not tested any services, appliances, equipment or facilities, and nothing in these details should be deemed to be a statement that they are in good working order or that the property is in good structural condition or otherwise.