



**Victoria Avenue, Hastings TN35 5BT**



**welcome to**

**Victoria Avenue, Hastings**

This beautifully presented and recently fully renovated three-bedroom detached home is situated in the highly desirable location of Ore Village, close to local amenities, the Conquest Hospital, and excellent transport links.





**Living Room**  
15' 9" x 10' 10" ( 4.80m x 3.30m )

**Kitchen**  
19' 8" x 13' 1" ( 5.99m x 3.99m )

**Dining Room**  
19' 8" x 6' 7" ( 5.99m x 2.01m )

**Utility**  
11' 6" x 7' 3" ( 3.51m x 2.21m )

**W.C**

**Garage**  
26' 3" x 9' 3" ( 8.00m x 2.82m )

**Bedroom 1**  
11' 2" x 10' 10" ( 3.40m x 3.30m )

**Bedroom 2**  
10' 10" x 9' 10" ( 3.30m x 3.00m )

**Bedroom 3**  
8' 2" x 7' 9" ( 2.49m x 2.36m )

Total floor area 143.7 m<sup>2</sup> (1,546 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

welcome to

## Victoria Avenue, Hastings

- OPEN-PLAN LIVING SPACE
- BESPOKE FITTED KITCHEN
- GARAGE & PARKING
- SUMMER HOUSE/ HOME OFFICE
- BEAUTIFULLY PRESENTED THROUGHOUT

Tenure: Freehold EPC Rating: E  
Council Tax Band: D

**£385,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
HAS121244 - 0004

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