

# PHILLIPS & STUBBS



coastal +  
COUNTRY



£1,650 Per Calendar Month

66 Heathlands, Westfield, Hastings, TN35 4QZ



The property has ample off-road parking, access to garage through recently fitted electric doors with good lighting within. The house being accessed via a level same height path with railings. The main bathroom, currently fitted out to suit persons with mobility issues, a further shower en suite in the main bedroom plus a ground floor toilet and basin for convenience. The two main bedrooms boast large built-in wardrobes. The kitchen is modern with good cupboard space, oven and hob plus integral appliances (washing machine & dishwasher). Twin patio doors lead out on to a large south facing raised decking area with a ramp down into the established garden. There is a new garden shed with potting shelves and window. Additional storage can be found in the loft, with easy access via a pull down integrated ladder, which is boarded out as a room, fully insulated with lighting. The heating system is up to date, economical and controllable to ones needs. Currently the property lends itself to persons with mobility issues, with a high specification new stair lift although this can be removed if not required. A gardener is being contracted in approximately every two weeks to meet basic requirements to maintain front and back garden areas.

- 3 Spacious Bedrooms
- 1 Modern Bathroom
- Large Reception Room
- En-suite to Master Bedroom
- Downstairs Cloakroom
- Close to Westfield amenities
- Near Hastings transport links
- 1,101 sq ft of space
- Quiet residential area
- Viewing recommended

# PHILLIPS & STUBBS



Viewing Arrangements : Strictly by appointment with Phillips & Stubbs

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