







PCM
ESTATE AGENTS

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Offers In Excess Of £300,000

Situated in this highly sought-after location enjoying this CORNER PLOT position, is this SUPERBLY PRESENTED, THREE BEDROOMED DETACHED BUNGALOW, offered to the market CHAIN FREE. Enjoying benefits including gas central heating, double glazing, VIEWS TO THE FRONT over rooftops to the sea, MODERN KITCHEN, modern bathroom & wc, OFF ROAD PARKING for multiple vehicles plus GARAGE and GARDENS TO THE FRONT, SIDE AND REAR of the property; which must be viewed to be appreciated.

Situated within reach of the picturesque St Helen's Woods, local school and bus routes to Hastings town centre with its comprehensive range of shopping, sporting, recreational facilities, mainline railway station, seafront and promenade.

If you are seeking a WELL-PROPORTIONED and SUPERBLY PRESENTED BUNGALOW in this much sought-after location of the town, look no further and call now to book your immediate viewing to avoid disappointment.

ENTRANCE PORCH
Enjoying views over rooftops to the sea, double glazed to front and side aspects, exterior light, part glazed front door to;

ENTRANCE HALL
Radiator, trap hatch to loft space, central heating thermostat, cloaks cupboard, airing cupboard with hot water cylinder and immersion heater.

KITCHEN
9'10" max x 7'2" max (3.00m max x 2.18m max)
Double glazed windows to front and side aspects, the former enjoying views over rooftops to the sea, part tiled walls, stainless steel inset sink, range of high gloss modern base units comprising cupboard and drawers set beneath working surfaces, matching wall units over, inset four ring ceramic hob, stainless steel single oven, wall mounted gas boiler, built in cupboards, return doorway to hallway, part double glazed door opening to;

UTILITY PORCH
Fitted work surfaces, plumbing for washing machine, tiled floor and part glazed door opening to rear garden with windows to rear and side aspects.

LOUNGE
17'7" max x 11'0" max (5.36m max x 3.35m max)
Double glazed bay window to front aspect enjoying superb views over rooftops to the sea, further double glazed window to side aspect, feature fire surround, radiator, part glazed return door to hallway.

BEDROOM ONE
11'5" max x 11'4" max (3.48m max x 3.45m max)
Double glazed window to rear aspect, radiator, return door to hallway.

BEDROOM TWO
12'1" max x 10'3" max (3.68m max x 3.12m max)
Double glazed window to rear aspect, radiator, return door to hallway.

BEDROOM THREE
8'6" x 7'4" (2.59m x 2.24m)
Double glazed window to side aspect, radiator, return door to hallway.

SHOWER ROOM
Wet room style with basin, wc and shower, tiled walls, chrome heated towel rail, double glazed window to side aspect,

FRONT GARDEN
Laid to lawn with shrubs.

REAR GARDEN
Extending to the rear and side of the property, laid to lawn with patio area, raised area of decking, summer house, trees and shrubs, along with side access having sloped area and hand-rail for mobility friendly access.

GARAGE
Located to the side of the property with driveway providing off road parking for multiple vehicles.

Council Tax Band: D


LOVE
HOME


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HOME

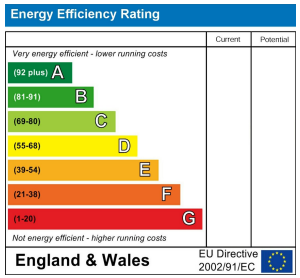


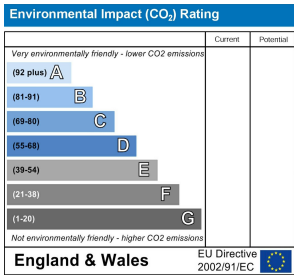


GROUND FLOOR



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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