

## Park Avenue, Hastings TN34 2PW

Offers in excess of £500,000



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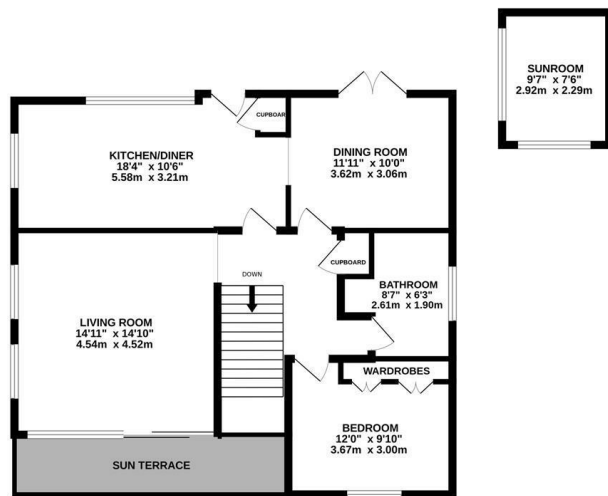
This is a STUNNING, SPACIOUS, LIGHT FILLED HOUSE. It has AMAZING, SKY FILLED VIEWS ACROSS ROOF TOPS to the Old Town with GLIMPSES OF THE SEA. It is a MID CENTURY HOUSE with an unusual layout, designed to take full advantage of the views and light offered. It is in a VERY SOUGHT AFTER ROAD towards the end of the cul de sac VERY CLOSE TO ST HELENS WOOD at the end. It is also CLOSE TO ALEXANDRA PARK with its lovely cafes, trees, ponds and walks. It is a downhill walk via Alexandra Park or short bus ride down to the town and beach. The bus stop is at the end of the road in Park View.

The house is BEAUTIFULLY PRESENTED WITH LARGE ROOMS AND WINDOWS. Currently it is laid out as a THREE BEDROOMED HOUSE though it could easily revert to being FOUR bedroomed. There is an ENSUITE SHOWER ROOM downstairs and a FAMILY BATHROOM WITH JACUZZI BATH AND SEPARATE SHOWER CUBICLE UPSTAIRS.

GROUND FLOOR  
506 sq.ft. (47.0 sq.m.) approx.



1ST FLOOR  
787 sq.ft. (73.1 sq.m.) approx.



TOTAL FLOOR AREA : 1293 sq.ft. (120.1 sq.m.) approx.

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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