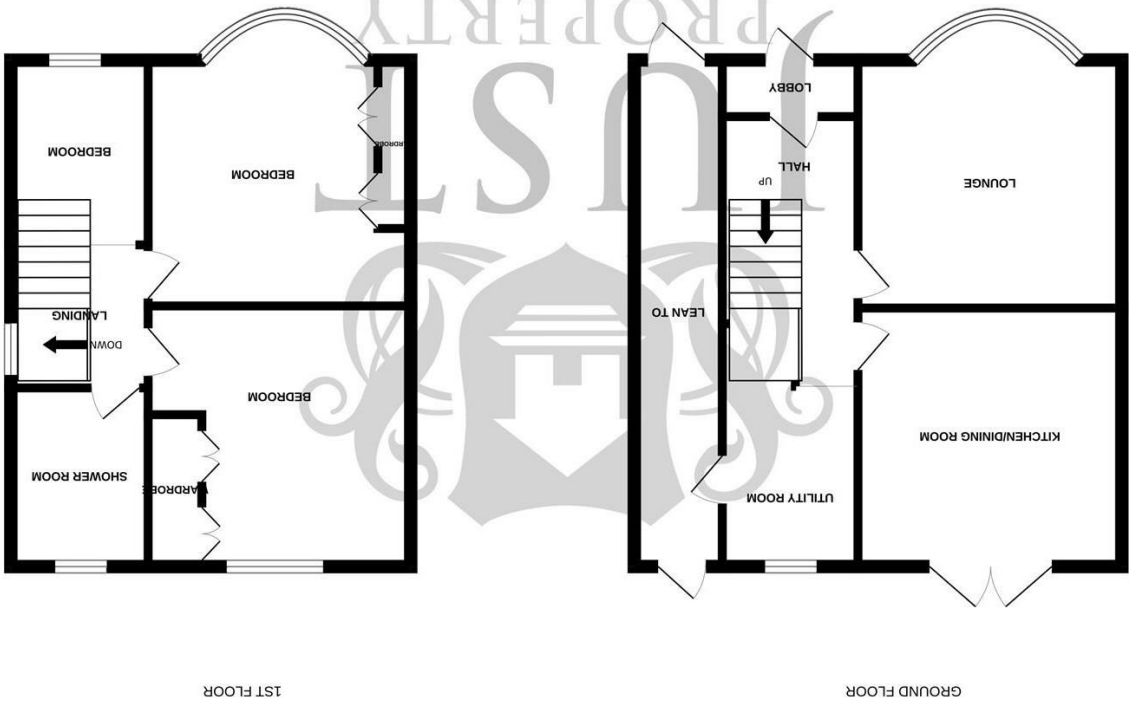




Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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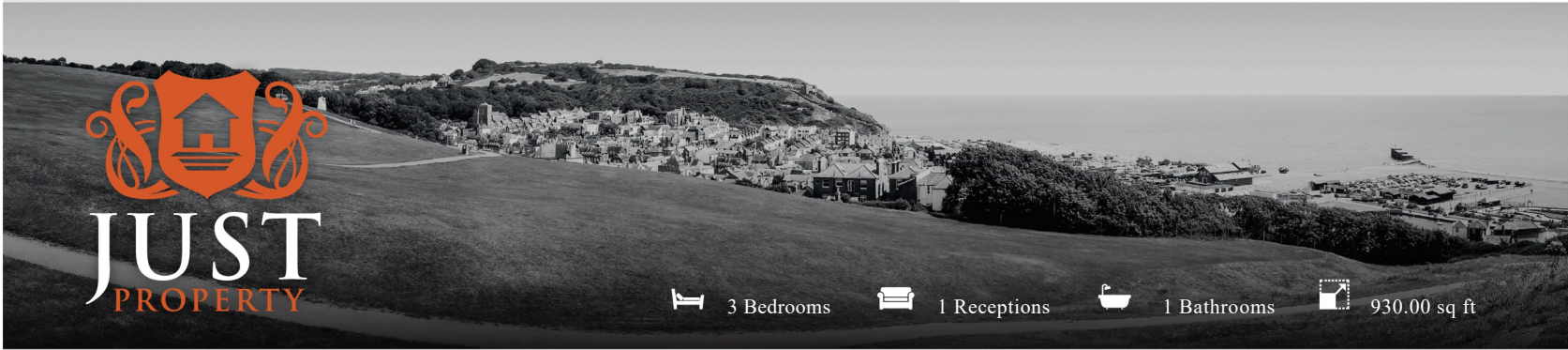
England & Wales		EU Directive
2002/91/EC		
Energy Efficiency Rating	Current	Potential
Very energy efficient - lower running costs		
A	(92 plus)	
B	(81-91)	
C	(69-80)	
D	(55-68)	
E	(39-54)	
F	(21-38)	
G	(1-20)	
Not energy efficient - higher running costs		
		67
		84



FLOORPLANS

183 St. Helens Road, Hastings, TN34 2EA

www.justproperty.net



3 Bedrooms 1 Receptions 1 Bathrooms 930.00 sq ft

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Freehold

£320,000





Freehold

£320,000

3 Bedrooms 1 Receptions 1 Bathrooms 930.00 sq ft

PROPERTY DETAILS

OFFERS OVER - £320,000

Situated in a prime position on St Helens Road, directly opposite the much-loved Alexandra Park, this three-bedroom semi-detached home offers a superb mix of family living and excellent views in one of Hastings' most sought-after areas.

The property opens into a welcoming entrance hall with useful understairs storage. The heart of the home is a bright, open-plan kitchen/dining room, fitted with contemporary units and integrated appliances, creating a sociable and relaxed space for everyday living and entertaining. Adjacent is a handy utility room, ideal for laundry and extra storage. The family lounge also has a great bay window.

Upstairs, a wide landing leads to three well-proportioned bedrooms, two with fitted wardrobes, and a modern family shower room.

Outside, the property features a patio area perfect for dining or relaxing, a private rear garden, and a versatile outbuilding. A large garage (requiring a new roof) provides parking and additional storage.

Additional benefits include gas central heating and UPVC double glazing. With caf  s, shops, schools, and excellent transport links nearby, this home combines the convenience of town living with the beauty of open green space.

Early viewing is highly recommended through the vendor's sole agents, Just Property.

ROOM DIMENSIONS

Front Door	Bedroom
Entrance Porch	8'5" x 6'2" (2.58 x 1.89)
Hallway	Shower Room / WC
Under Stairs Storage	Front Garden
Utility Room	Garage
Kitchen / Dining Room	Patio Area
11'5" x 11'5" (3.5 x 3.5)	Storage
Family Lounge	Rear Garden
11'5" x 11'1" (3.5 x 3.39)	
Lean To	
Stairs Up To Landing	
Bedroom	
11'7" x 11'1" (3.54 x 3.39)	
Bedroom	
11'6" x 11'6" (3.51 x 3.51)	

FEATURES

- Three Bedroom Family Home
- Semi - Detached 1930's Property
- Great views Over Alexandra Park
- Contemporary Fitted Kitchen / Dining Room
- Separate Utility Room
- Built In Appliances
- Large Garage / Storage
- Tiered Rear Gardens
- Close To Schools and Town



Please note that we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase. While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and accordingly if there are any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.