

**RUSH
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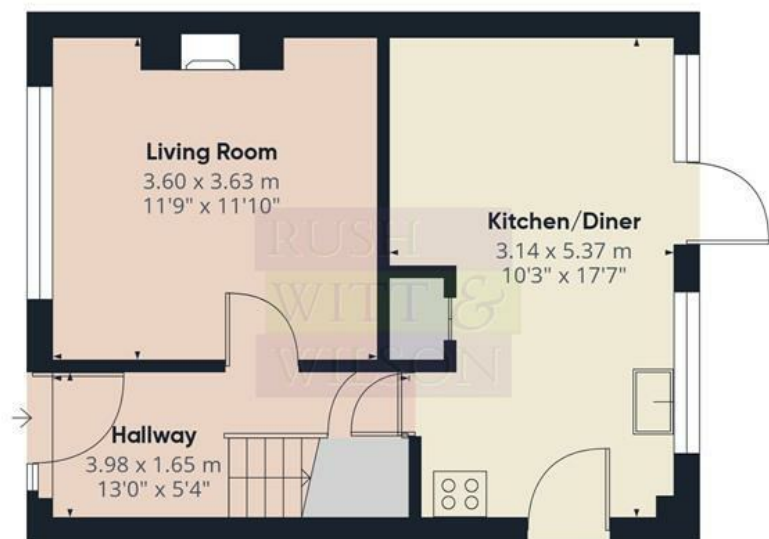
39 Ghyllside Avenue, Hastings, TN34 2QB
£339,950 Freehold

Nestled in the charming area of Ghyllside Avenue, Hastings, this delightful three bedroom semi-detached house offers a perfect blend of comfort and convenience. The property boasts an inviting open-plan kitchen/diner, ideal for family gatherings and entertaining guests. The spacious living room provides a warm and welcoming atmosphere, perfect for relaxation after a long day. Upstairs, you will find three well-proportioned bedrooms, each offering ample space and natural light, along with a family bathroom that caters to all your needs. The property is further enhanced by off-road parking and a garage, ensuring that your vehicles are secure and easily accessible. One of the standout features of this home is the rear garden, which backs onto tranquil woodland. This serene setting provides a peaceful retreat, allowing you to enjoy the beauty of nature right at your doorstep. Whether you wish to host summer barbecues or simply unwind with a good book, this garden is a perfect sanctuary. With its excellent location, spacious living areas, and delightful outdoor space, this semi-detached house is an ideal choice for families or anyone seeking a comfortable home in Hastings. Do not miss the opportunity to make this lovely property your own.









Floor 0 Building 1



Floor 1 Building 1



Floor 0 Building 2

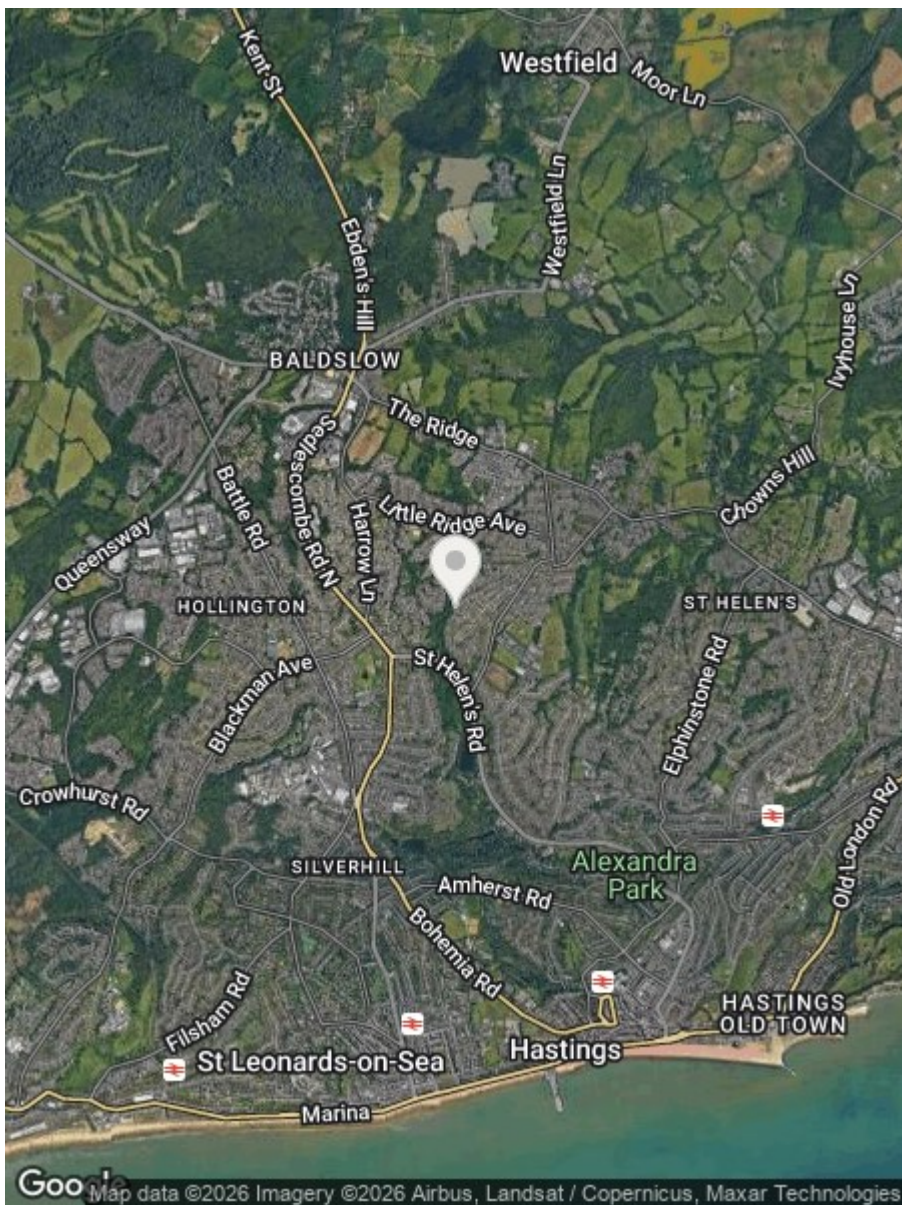
Approximate total area⁽¹⁾

82.2 m²

884 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Council Tax Band - C

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

Important Notice:

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