

**RUSH
WITT &
WILSON**



RUSH
WITT &

Whispers Sea Road, Hastings, TN35 4DR
Offers In The Region Of £450,000 - £500,000 Freehold

Nestled in the charming seaside village of Fairlight, Hastings, this substantial four-bedroom detached house offers a unique blend of comfort and breath taking natural beauty. With stunning panoramic sea views that can be fully appreciated from the inviting roof terrace, this property is a true gem. The well-proportioned accommodation is versatile, allowing for various configurations to suit different lifestyles, including the potential for annex living. This flexibility makes it an ideal choice for families or those seeking additional space for guests or extended family. Set in one of Fairlight's most exclusive postcodes, the property is conveniently located between the historic towns of Hastings and Rye. Residents can enjoy local amenities and traditional shops, as well as picturesque walks across the firehills, where the stunning coastal scenery is sure to impress. Externally, the property boasts a generous driveway with ample parking for up to three vehicles, leading to a tandem-length integral garage. The beautifully landscaped gardens, both front and rear, are adorned with a variety of perennials, flower beds, shrubs, and trees, creating a tranquil outdoor space perfect for relaxation or entertaining. If you are in search of a home that combines stunning sea views with spacious living, this property in Fairlight is certainly worthy of serious consideration.

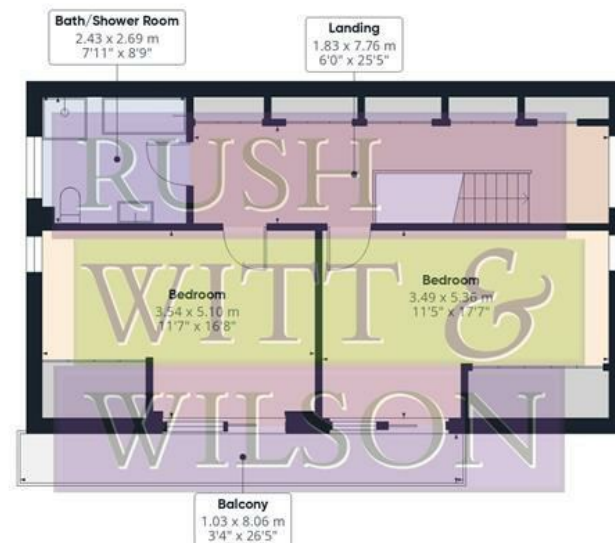








Floor 0



Floor 1

Approximate total area⁽¹⁾

179.5 m²

1934 ft²

Balconies and terraces

8.3 m²

89 ft²

Reduced headroom

0.2 m²

2 ft²

(1) Excluding balconies and terraces

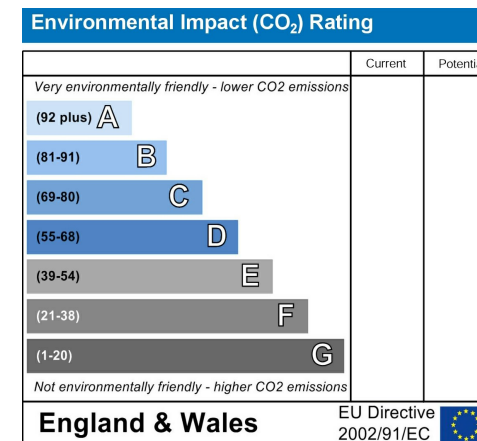
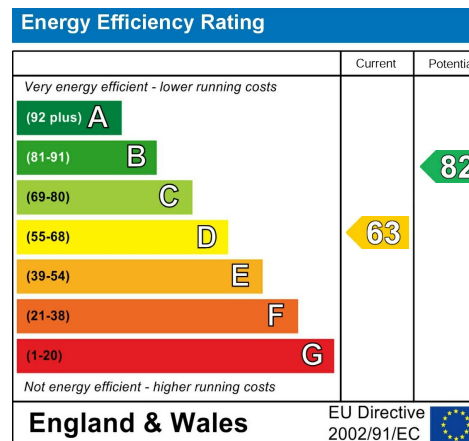
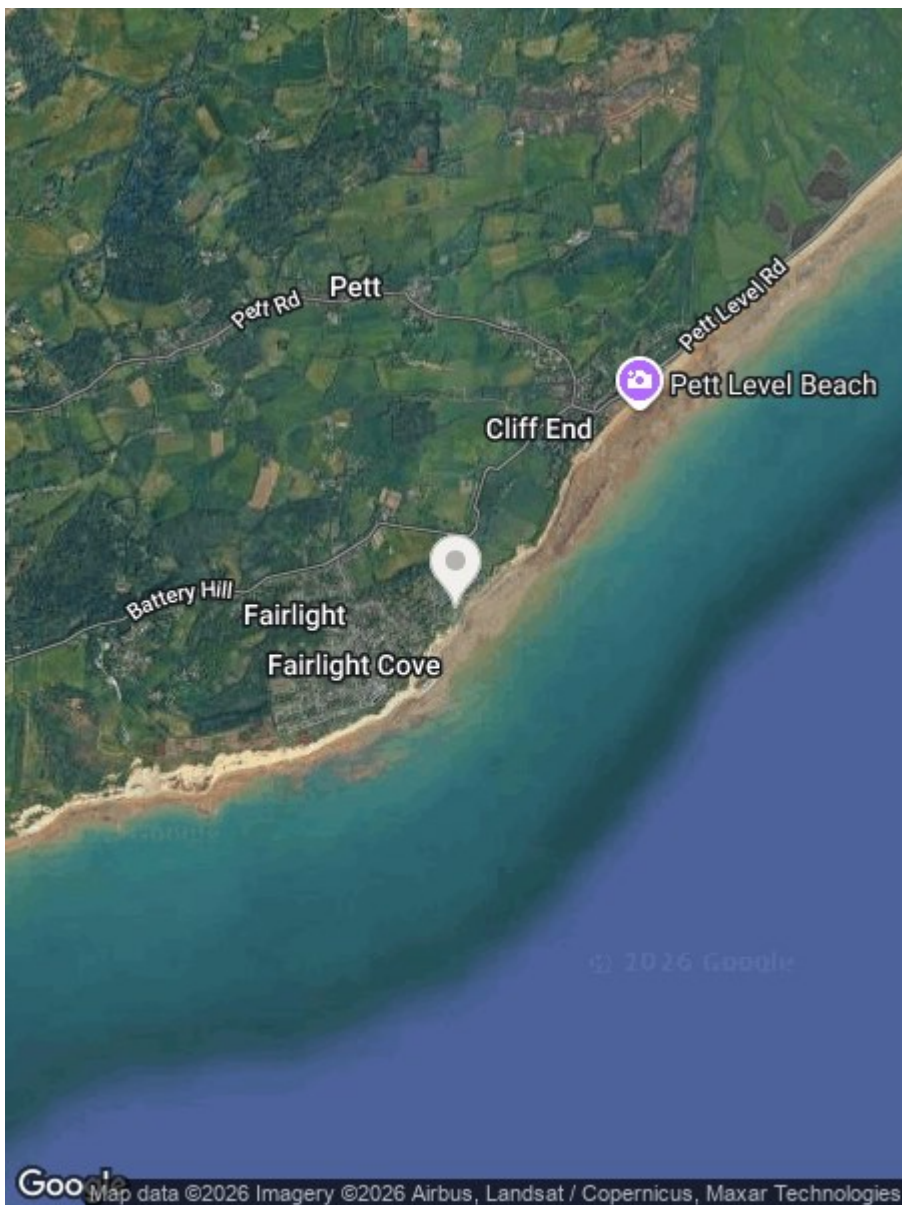
Reduced headroom

Below 1.5 m/5 ft

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

GIRAFFE 360





Council Tax Band - A

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:

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Rush, Witt & Wilson in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Rush, Witt & Wilson nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s).
2. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only.
3. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.
4. VAT: The VAT position relating to the property may change without notice.
5. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at <https://rushwittwilson.co.uk/privacy-policy>

**RUSH
WITT &
WILSON**

**Residential Estate Agents
Lettings & Property Management**



**Rother House Havelock Road
Hastings
East Sussex
TN34 1BP
Tel: 01424 442443
hastings@rushwittwilson.co.uk
www.rushwittwilson.co.uk**