

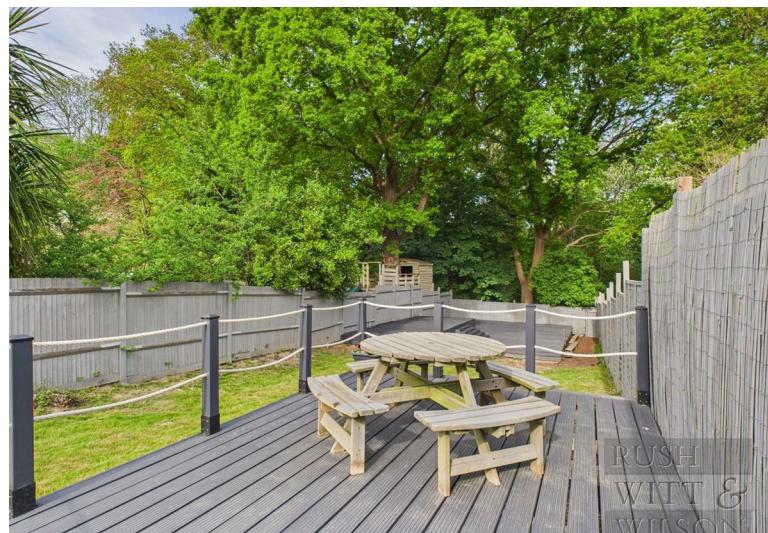
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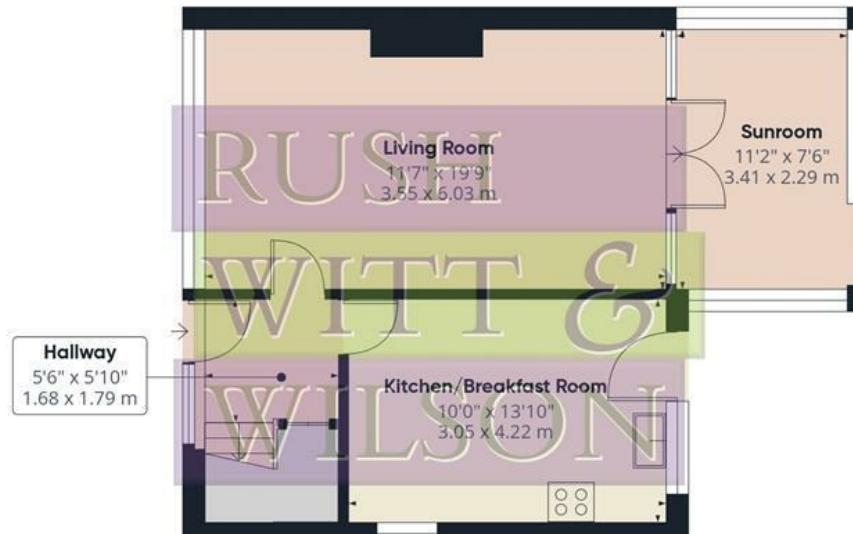
81 King Edward Avenue, Hastings, East Sussex TN34 2NG
Guide Price £290,000 - £325,000 Freehold

Nestled in the charming King Edward Avenue, Hastings, this delightful three-bedroom semi-detached house presents an ideal opportunity for families seeking a comfortable and inviting home. Recently decorated and offered chain-free, this property boasts a light and airy atmosphere, making it a welcoming space for both relaxation and entertaining. Upon entering, you will find a well-proportioned reception room/diner that serves as the heart of the home, perfect for family gatherings or quiet evenings. The property features three spacious bedrooms, providing ample space for family members or guests. The bathroom is conveniently located, ensuring ease of access for all. One of the standout features of this home is the lovely conservatory at the rear, which allows for an abundance of natural light and offers a serene spot to enjoy the garden views throughout the seasons. The large rear garden is a true gem, complete with raised decked areas that are perfect for a dining set, making it an excellent space for outdoor entertaining or simply enjoying the fresh air whilst backing onto woodlands. This property is not only a beautiful family home but also a fantastic opportunity to create lasting memories in a vibrant community. With its appealing features and prime location, this house on King Edward Avenue is sure to attract interest from those looking to settle in Hastings. Don't miss the chance to make this charming residence your own.









Approximate total area⁽¹⁾

905 ft²

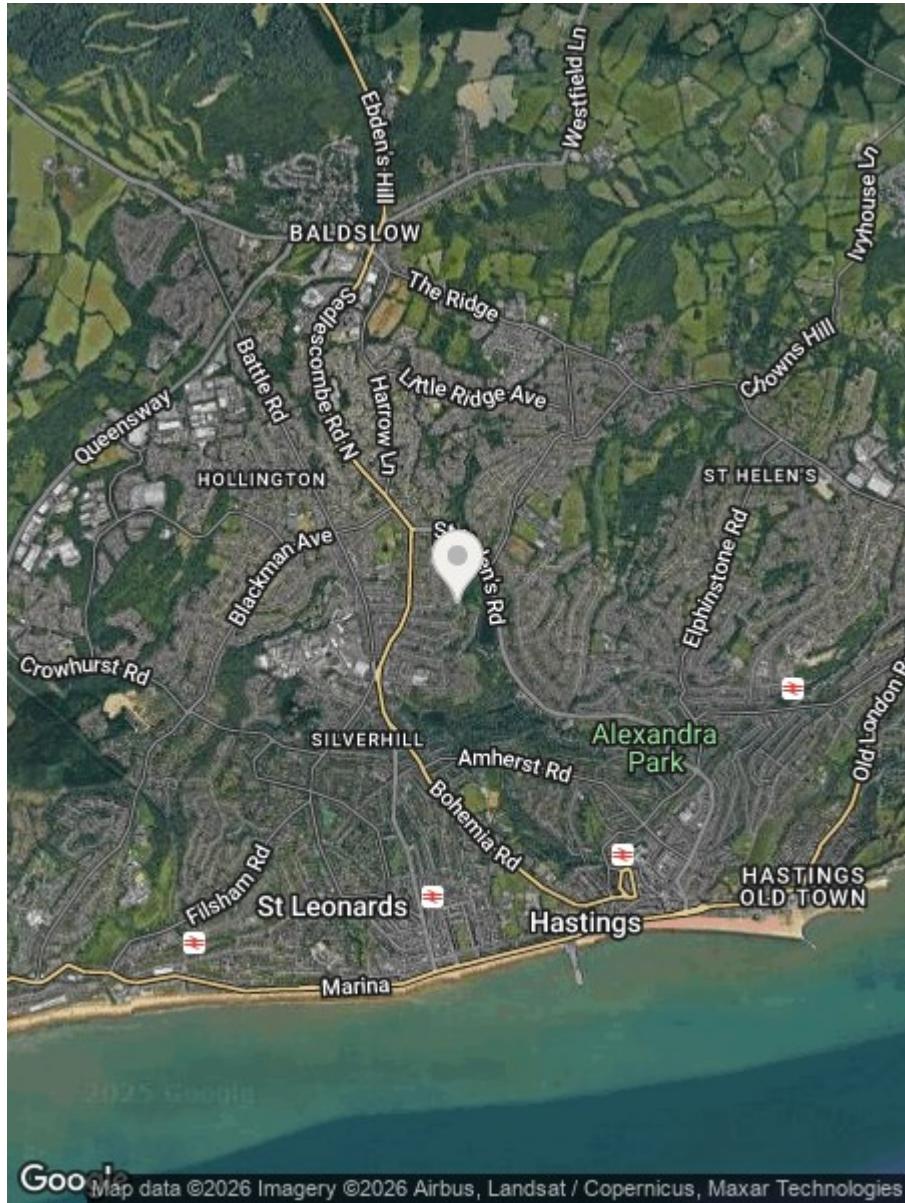
84.2 m²



(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C		
(55-68) D	67	
(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

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