

**RUSH
WITT &
WILSON**



14 Sheerwater Crescent, Hastings, East Sussex TN34 2NZ
£345,000 Freehold

Nestled in the charming area of Sheerwater Crescent, Hastings, this delightful two-bedroom semi-detached bungalow presents an excellent opportunity for those seeking a comfortable and convenient home. The property boasts a well-designed layout, featuring a spacious reception room that invites natural light, creating a warm and welcoming atmosphere. With two generously sized bedrooms, this bungalow is perfect for small families, couples, or individuals looking for extra space. The bathroom is well-appointed, ensuring that all your needs are met. The neutral décor throughout the property provides a blank canvas, allowing you to easily personalise the space to your taste. One of the standout features of this bungalow is its deceptively spacious accommodation, which offers ample room for both relaxation and entertaining. The property is chain-free, making the buying process smoother and more straightforward for prospective buyers. Additionally, the bungalow includes a garage and a driveway, providing convenient off-street parking and extra storage options. This is particularly advantageous in a bustling area like Hastings, where parking can often be a challenge. Ready to move into, this property is an ideal choice for those looking to settle down in a peaceful yet accessible location. With its combination of space, convenience, and a welcoming atmosphere, this semi-detached bungalow is sure to attract interest. Don't miss the chance to make this lovely home your own.









Floor 0 Building 1

Approximate total area⁽¹⁾

87.3 m²

938 ft²

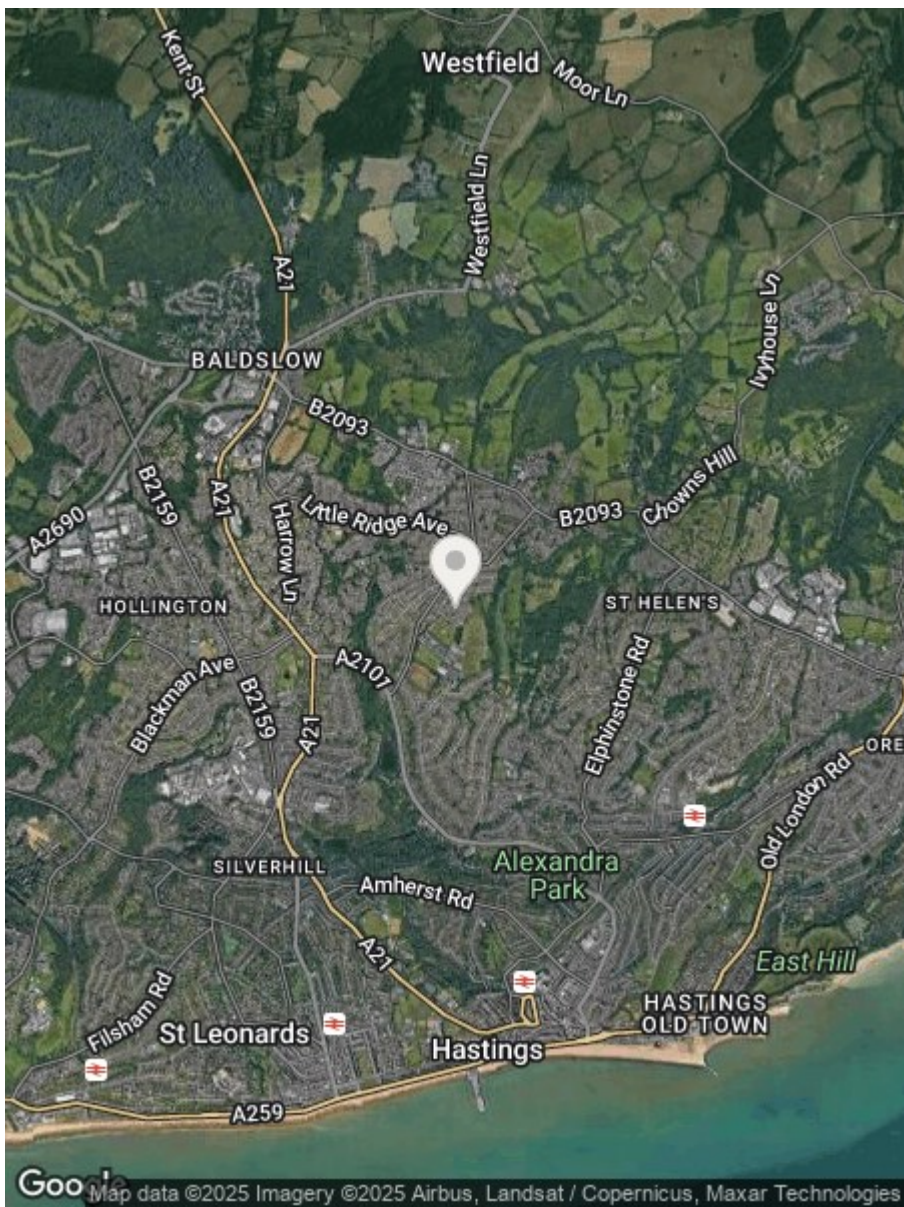



Floor 0 Building 2


(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.

GIRAFFE 360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D	61	
(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 

None of the services or appliances mentioned in these sale particulars have been tested.

It should also be noted that measurements quoted are given for guidance only and are approximate and should not be relied upon for any other purpose.

Council Tax Band – C

A property may be subject to restrictive covenants and a copy of the title documents are available for inspection.

If you are seeking a property for a particular use or are intending to make changes please check / take appropriate legal advice before proceeding.

**RUSH
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