



ESTATE AGENTS

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Offers In The Region Of £190,000

****CASH BUYERS ONLY****

An opportunity has arisen to acquire this THREE BEDROOM, THREE RECEPTION ROOM, MID TERRACED PERIOD HOME that is IN NEED OF FULL RENOVATION THROUGHOUT and offers huge potential.

The spacious accommodation comprises an entrance hallway, lounge, DINING ROOM, kitchen, additional SITING ROOM which could be utilised as a fourth bedroom, first floor landing with TWO SPACIOUS BEDROOMS in addition to a smaller THIRD BEDROOM/ STUDY, bathroom and a SEPARATE WC.

To the rear of the property there is a PRIVATE ENCLOSED GARDEN providing rear access onto Battle Road. The property is located within a sought-after Silverhill region of St Leonards with many amenities and public transport links into Hastings town centre and central St Leonards.

This property is considered a FANTASTIC OPPORTUNITY for those looking for a HOME TO IMPROVE and is best suited to cash buyers. Please call now to arrange your immediate viewing to avoid disappointment.

PRIVATE FRONT DOOR

Leading to:

ENTRANCE HALLWAY

Stairs rising to first floor accommodation, under stairs storage cupboard.

LOUNGE

14'1 max x 11'2 max (4.29m max x 3.40m max)

Double glazed bay window to front aspect, feature fire surround, radiator.

DINING ROOM

11'9 x 9'2 max (3.58m x 2.79m max)

Feature fire surround, radiator, open plan to:

KITCHEN

13'2 x 4'10 (4.01m x 1.47m)

Comprising a range of eye and base level units with worksurfaces over, double glazed window and door to rear aspect leading out to the garden.

SITTING ROOM/ BEDROOM

15'11 x 8'11 (4.85m x 2.72m)

Double glazed bay window to rear aspect overlooking the garden, feature fire surround, radiator.

FIRST FLOOR LANDING

Loft hatch.

BEDROOM

15'1 x 11'10 plus bay (4.60m x 3.61m plus bay)

Feature fire surround, double glazed bay window to front aspect, radiator.

BEDROOM

11'7 x 9'3 (3.53m x 2.82m)

Feature fire surround, radiator, double glazed window to rear aspect.

BEDROOM/ STUDY

8'10 x 4'4 (2.69m x 1.32m)

Double glazed window to rear aspect, radiator.

BATHROOM

Panelled bath with mixer tap and shower attachment, wash hand basin, double glazed window to side aspect.q

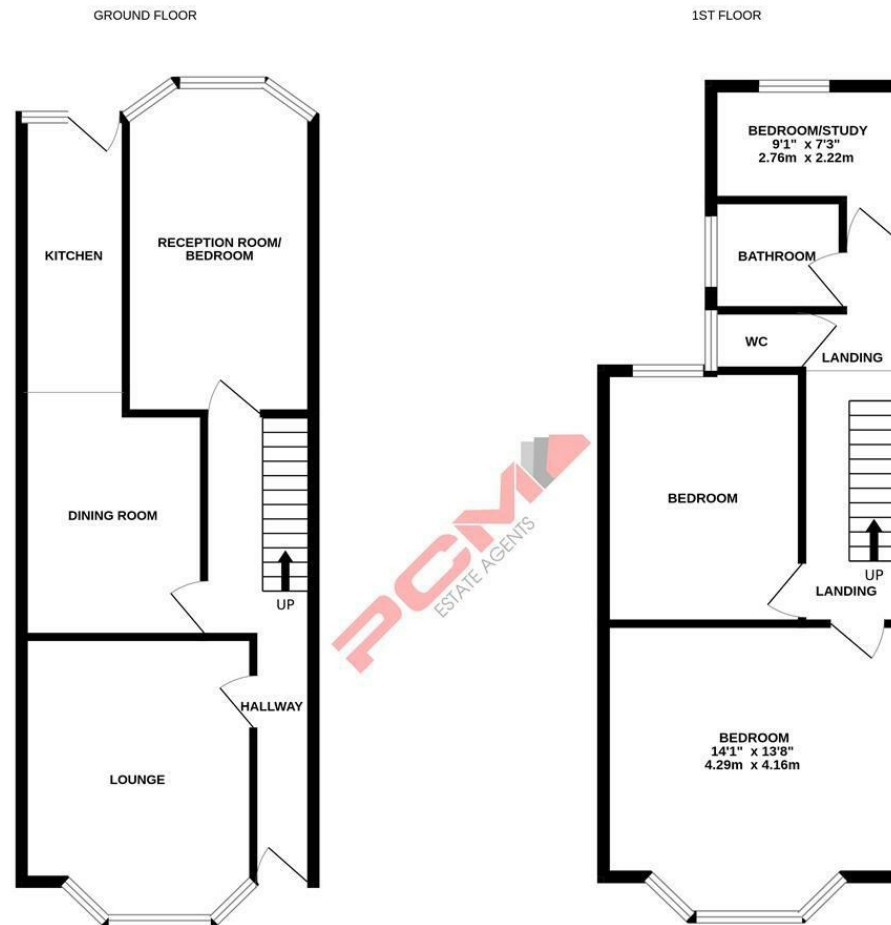
SEPARATE WC

WC, double glazed obscured window to side aspect.

REAR GARDEN

Private and enclosed, in need of cultivation, gate providing rear access onto Battle Road.





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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