



ESTATE AGENTS

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Price £375,000

PCM Estate Agents are pleased to offer to the market this well-maintained and presented THREE BEDROOM SEMI-DETACHED BUNGALOW situated in a RARELY AVAILABLE and location, close to St Helens Woods. The property benefits from OFF ROAD PARKING, GARAGE and has an immaculate FRONT AND REAR GARDEN.

The accommodation is spacious, well-presented and versatile comprising an entrance hall, LARGE LOUNGE-DINER, kitchen THREE DOUBLE BEDROOMS, SHOWER ROOM and a SEPARATE WC. The GARDEN is well-presented with various outbuildings including shed, SUMMER HOUSE and an under-cover seating area. The property has OFF ROAD PARKING for two cars and a GARAGE.

Situated in the sought-after St Helens region of Hastings, within easy reach of Alexandra Park and Hastings town centre.

Please call the owners agents now to book your viewing and avoid disappointment.

DOUBLE GLAZED FRONT DOOR

With frosted window, leading to:

SMALL PORCH

UPVC door with frosted glass leading to:

HALLWAY

Loft hatch providing access to loft space, radiator, thermostat, storage cupboard, leading to:

SEPARATE WC

WC, wash hand basin, radiator, double glazed frosted window to side aspect.

LOUNGE-DINER

21'2 max x 15'10 max (6.45m max x 4.83m max)

Gas fire with wooden feature surround, two radiators, coving to ceiling, double glazed dual opening patio doors to the garden with two windows either side.

KITCHEN

11'2 x 10'5 max (3.40m x 3.18m max)

Fitted with eye and base level cupboards, inset sink, two large cupboards one of which housing the boiler and the other being a larder, four ring electric hob and electric oven, space for fridge freezer, tiled flooring, part tiled walls, plumbing and space for washing machine, radiator, coving to ceiling, double glazed UPVC door to the side providing access to the garden and large double glazed window overlooking the garden.

BEDROOM

11'3 x 9'11 (3.43m x 3.02m)

Radiator, coving to ceiling, large double glazed window to front aspect overlooking the front garden.

BEDROOM

14'11 x 12' (4.55m x 3.66m)

Coving to ceiling, radiator, large double glazed window to front overlooking the front garden.

BEDROOM

12'10 x 8'7 (3.91m x 2.62m)

Dual aspect with double glazed windows to rear and side overlooking the garden, radiator, coving to ceiling, internal window to lounge-diner.

SHOWER ROOM

Shower with tiled surround, wc, wash hand basin, airing cupboard, tiled flooring, mirrored vanity cupboard, part tiled walls, radiator, frosted double glazed window to side aspect.

OUTSIDE - FRONT

Area of lawn, flowerbeds, gated side access to the rear, off road parking for one vehicle, access to:

GARAGE

Up and over door.

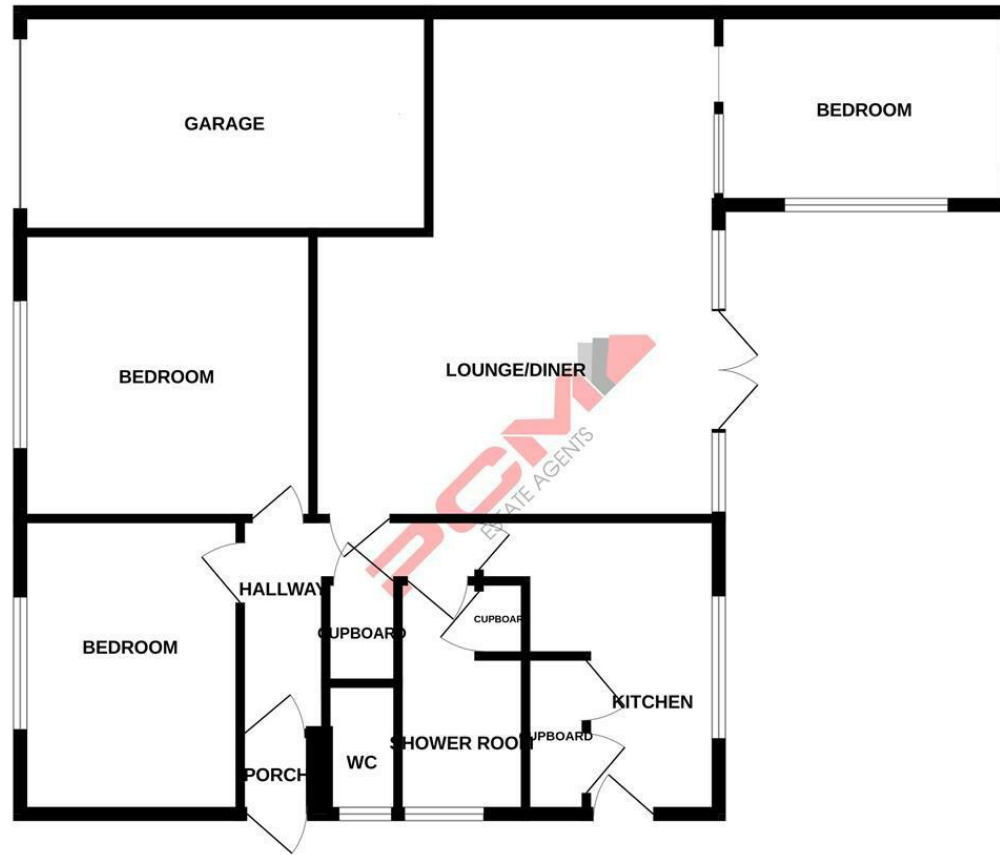
REAR GARDEN

Paved area being perfect for enjoying the afternoon sun, area of lawn, outbuildings including a shed, summer house and an open air seating area. The garden is private and enjoys a lovely green outlook.

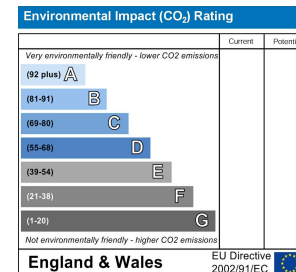
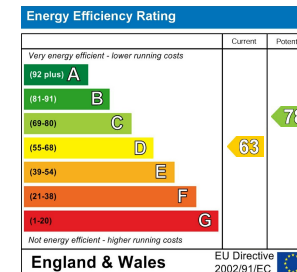
Council Tax Band: C



GROUND FLOOR



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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