

PCM
ESTATE AGENTS

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Price £465,000

PCM Estate Agents are delighted to present to the market an opportunity to secure this well-proportioned DETACHED THREE BEDROOM CHALET STYLE BUNGALOW with OFF ROAD PARKING, situated on this incredibly sought-after road on the outskirts of Hastings, close to Hastings Country Park and amenities within Ore Village.

The property is arranged over two floors and comprises an entrance hall leading to a lounge, separate DINING ROOM, kitchen, GROUND FLOOR BEDROOM leading to a CONSERVATORY providing STUNNING VIEWS out over the garden, to nearby fields and to the sea, and a SHOWER ROOM. To the first floor, the landing provides access to TWO FURTHER BEDROOMS. The property has the additional benefit of gas fired central heating and double glazing.

Externally the property benefits from a DOUBLE DRIVEWAY to the front providing OFF ROAD PARKING and a BEAUTIFULLY LANDSCAPED REAR GARDEN with BEAUTIFUL VIEWS extending off the rear to open countryside and to the sea.

To fully appreciate the space and location that this home has to offer, please contact PCM Estate Agents today to arrange your viewing and avoid disappointment.

DOUBLE GLAZED FRONT DOOR
Opening onto:

ENTRANCE HALL
Wooden partially glazed door leading into:

LIVING ROOM
15'7 x 18'7 into bay (4.75m x 5.66m into bay)
Brick fireplace with tiled hearth and wooden mantle, inset gas fire, coving to ceiling, two radiators, television & telephone points, double glazed bow window to front aspect with made to measure bespoke plantation shutters, door leading to the inner hallway and double opening doors opening to:

DINING ROOM
18'8 max x 11'4 (5.69m max x 3.45m)
Under stairs storage cupboard, radiator, stairs rising to upper floor accommodation, double glazed bow window to front aspect with made to measure bespoke plantation shutters.

INNER HALL
Wood laminate flooring, storage cupboard, loft hatch and radiator.

KITCHEN
13'3 x 8'8 (4.04m x 2.64m)
Modern and built with a matching range of eye and base level cupboards and drawers with worksurfaces over, electric four ring hob with waist level electric fan assisted oven, space and plumbing for washing machine and dishwasher, inset sink with mixer tap, space for tall fridge freezer, double glazed window and door to side aspect, double glazed window to rear aspect with pleasant views extending down the garden and over fields.

BEDROOM
13'6 x 9'5 (4.11m x 2.87m)
Coving to ceiling, radiator, wood laminate flooring, double glazed French doors to rear aspect opening to:

CONSERVATORY
14'6 x 8' (4.42m x 2.44m)
UPVC construction with double glazed windows to both side and rear elevations, double glazed French doors opening to the garden, radiator, pleasant outlook over the garden, out to fields and to the sea.

SHOWER ROOM
Walk in shower enclosure, vanity enclosed wash hand basin with mixer tap and storage set beneath, bidet, low level wc, tiled walls, ladder style heated towel rail, double glazed pattern glass windows to rear aspect.

FIRST FLOOR LANDING
Velux window to side aspect, door to:

BEDROOM
10'1' x 7'3 with additional 6'6 x 4'9 (3.07m' x 2.21m with additional 1.98m x 1.45m)
Access to eaves storage, wood laminate flooring, double glazed Velux style window to rear aspect with outstanding views from the back of the property over the garden and to neighbouring fields, over the valley and to the sea.

BEDROOM
14'1 x 7'8 (4.29m x 2.34m)
Wood laminate flooring, eaves storage, double glazed Velux window to front aspect.

FRONT GARDEN
Landscaped with pathway leading to front door, off road parking

REAR GARDEN
Expansive terraced landscaped garden, accessed via the conservatory or kitchen. Raised veranda with ample space for seating or a bistro style table and chairs, steps descend to the main section of garden with an Indian sandstone patio offering further space for seating, perfect for enjoying outdoor dining and entertaining. There is a further seating area and pergola. Two sets of wooden sleeper steps descend to a further section of garden, arranged with a variety of mature trees and shrubs, including Cherry Tree and a Star Magnolia. There is a summer house with a further area of patio, enjoying views over nearby fields, extending down the valley and to the sea.

UNDER CROFT STORAGE
Set beneath the property with power and light, also housing the combi boiler.

Council Tax Band: D

















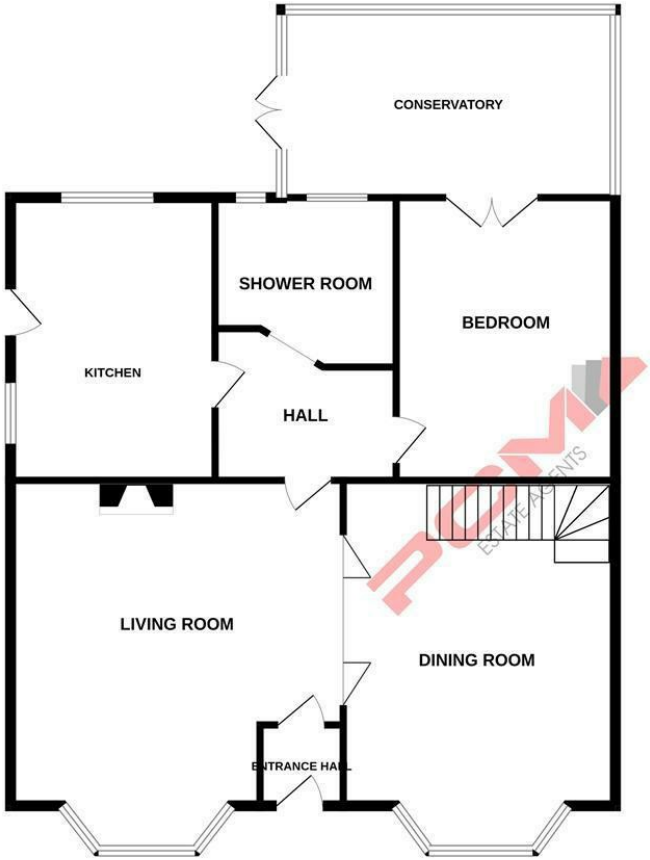




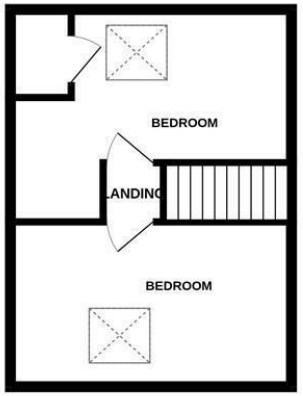




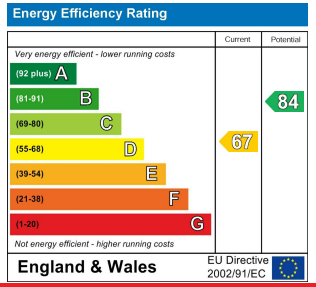
GROUND FLOOR

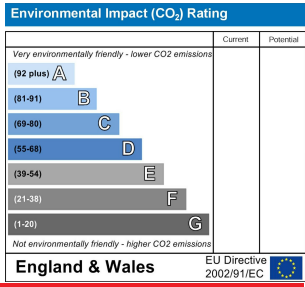


1ST FLOOR



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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