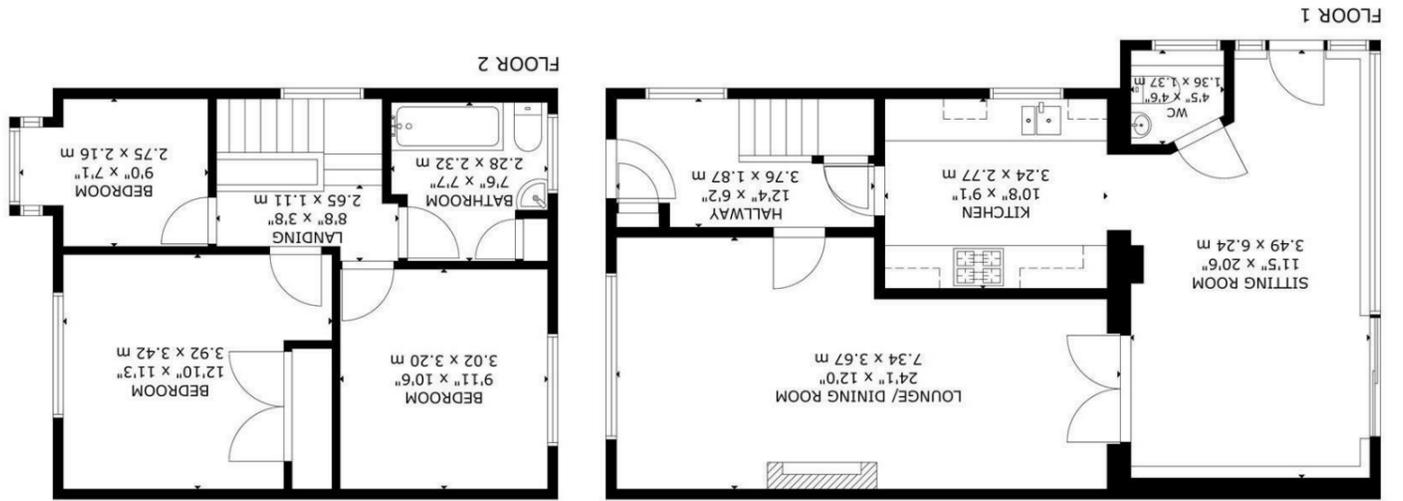


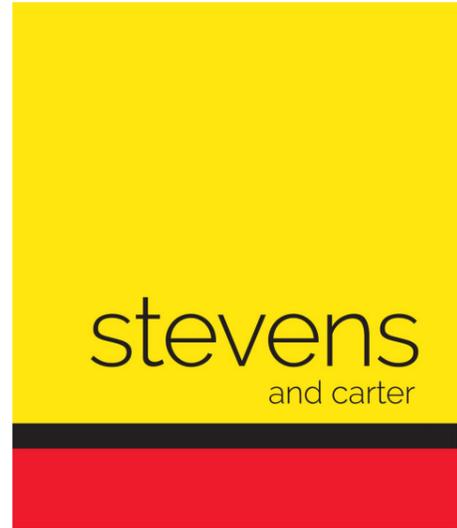
GROSS INTERNAL AREA  
 TOTAL: 105 m<sup>2</sup>/1132 sq ft  
 FLOOR 1: 64 m<sup>2</sup>/693 sq ft FLOOR 2: 41 m<sup>2</sup>/439 sq ft  
 SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



Energy Efficiency Rating	
Current	Potential
A	A
B	B
C	C
D	D
E	E
F	F
G	G

EU Directive 2002/91/EC  
 Not energy efficient - higher running costs

Hawkstown Gardens,



- 3D Virtual Tour
- Extended Semi Detached Family Home
- Popular Location
- Spacious Lounge/Dining Room
- Additional Reception Room
- Three Bedrooms
- Family Bathroom/WC
- South Facing Rear Gardens
- Viewing Highly Advised
- No Onward Chain



Freehold

£335,000

3 BEDROOM    2 RECEPTION    1 BATHROOM    0 GARAGE

Hawkstown Gardens,

## Hawkstown Gardens,

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### DESCRIPTION

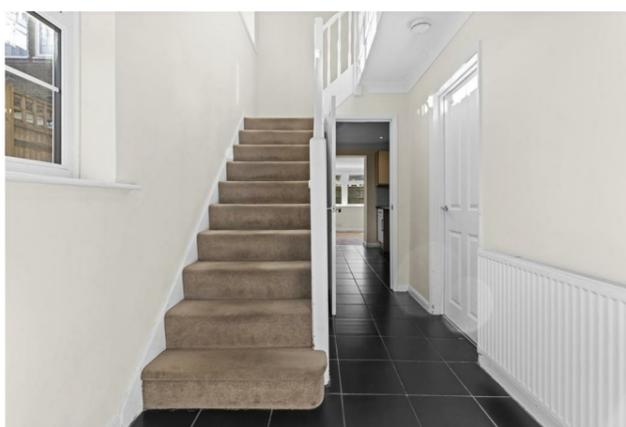
3D Virtual Tour | No Onward Chain | Viewing Highly Advised | Extended Semi Detached House | Three Bedrooms | Family Bathroom/WC | South Facing Rear Garden | North Hailsham |

Don't miss this opportunity to acquire this well presented and extended semi detached home situated in the popular North Hailsham location. The home boasts a spacious lounge/ dining room, perfect for entertaining guests or enjoying family meals. An additional reception room offers versatility, whether it be for a playroom, study, or cosy sitting area.

The home features three well-proportioned bedrooms, providing ample space for rest and relaxation. The family bathroom is conveniently located, ensuring ease of access for all. The kitchen is functional and well-equipped, making it a delightful space for culinary creations.

Outside, the south-facing rear garden is a true highlight, offering a sunny retreat for outdoor activities or simply unwinding in the fresh air. The property also benefits from off-road parking for two vehicles, a valuable asset in this desirable location.

With no onward chain, this home is ready for you to move in and make it your own. The 3D virtual tour allows you to explore the property from the comfort of your own home, making it easier to envision your future here. Viewing is highly advised to fully appreciate all that this lovely home has to offer. Don't miss out on the chance to secure a wonderful property in a peaceful and popular neighbourhood.



## Hawkstown Gardens,

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Hallway 3.76m x 1.88m (12'4 x 6'2)

Lounge/Dining Room 7.34m x 3.66m (24'1 x 12'0)

Sitting Room/ Second Reception 6.25m x 3.48m (20'6 x 11'5)

Kitchen 3.25m x 2.77m (10'8 x 9'1)

Ground Floor WC 1.37m x 1.35m (4'6 x 4'5)

First Floor Landing 2.64m x 1.12m (8'8 x 3'8)

Bedroom One 3.91m x 3.43m (12'10 x 11'3)

Bedroom Two 3.20m x 3.02m (10'6 x 9'11)

Bedroom Three 2.74m x 2.16m (9'0 x 7'1)

Bathroom/WC 2.31m x 2.29m (7'7 x 7'6)

Off Road Parking

Sunny Rear Gardens

No Onward Chain