



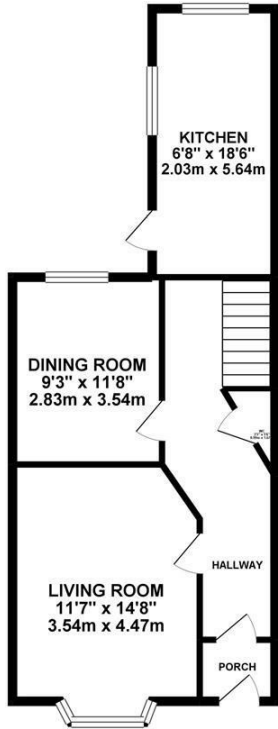
Vicarage Road, Hastings TN34 3LY

Offers in excess of £400,000

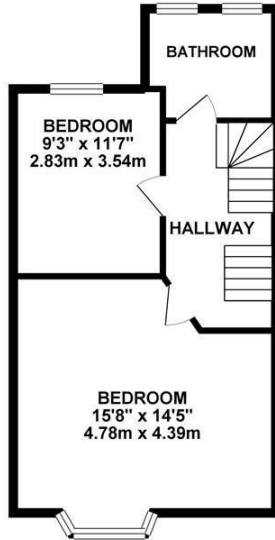


This spacious FIVE BEDROOM CHARACTER HOME is set in a highly desired location on the WEST HILL, just a short stroll from the Old Town, beach and Hastings Town centre where there is a mainline railway station with connections to London. Spanning THREE STOREYS the accommodation here enjoys GENEROUS PROPORTIONS filled with period charm. The BAY FRONTED living space enjoys a front aspect and there is a SEPARATE DINING ROOM and a large kitchen at the rear with access out to the garden. On the first floor there are two LARGE DOUBLE BEDROOMS, one with a shower along with a family bathroom and three further bedrooms are housed on the upper level, not forgetting an additional WC on the ground floor. Enjoying a RAISED DECKED AREA the rear garden offers a low maintenance space perfect for dining al fresco.

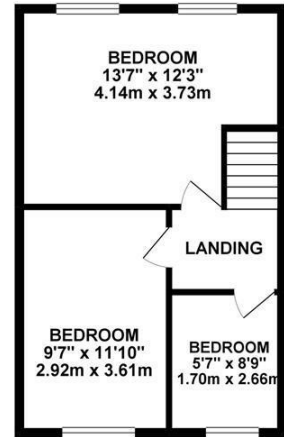
GROUND FLOOR 562.97 sq. ft.
(52.30 sq. m.)



1ST FLOOR 476.32 sq. ft.
(44.25 sq. m.)



2ND FLOOR 429.17 sq. ft.
(39.87 sq. m.)



TOTAL FLOOR AREA : 1468.46 sq. ft. (136.42 sq. m.) approx.

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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