



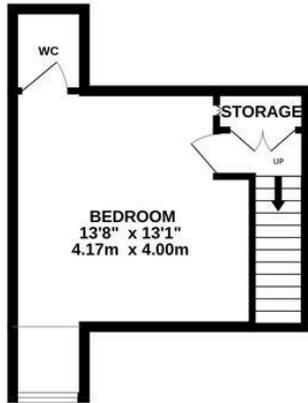
## Mount Pleasant Road, Hastings TN34 3SJ

Offers in excess of £200,000

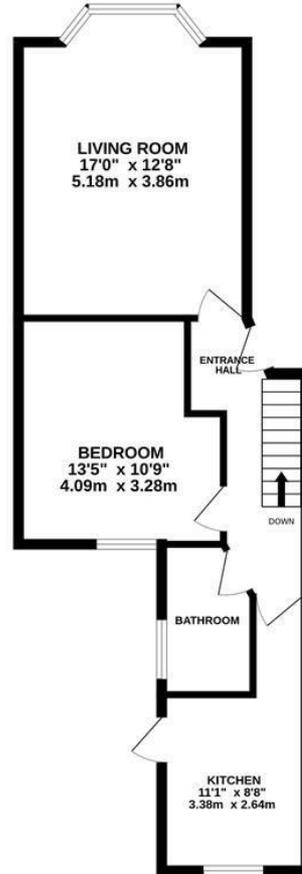


A bright and spacious two bedroom MAISONETTE with off road parking and a PRIVATE GARDEN. Occupying a convenient location it's within easy reach of local shops, Ore railway station, the West Hill and walking distance from Alexandra Park and Hastings Town centre. Spanning two floors the accommodation enjoys a BAY FRONTED LIVING ROOM with an open fireplace and a MODERN FITTED KITCHEN which is positioned at the rear of the property benefitting from access out to the garden. There are TWO LARGE DOUBLE BEDROOMS together with a family bathroom and there is an additional cloakroom. Externally the rear garden offers an area of patio with a generous, level expanse of lawn beyond. At the front of the house there is a DRIVEWAY providing off road parking. Being sold with a SHARE OF FREEHOLD & NO ONWARD CHAIN this fantastic property would make the perfect first time or family home.

LOWER FLOOR  
246 sq.ft. (22.9 sq.m.) approx.



GROUND FLOOR  
542 sq.ft. (50.3 sq.m.) approx.



TOTAL FLOOR AREA : 788 sq.ft. (73.2 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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