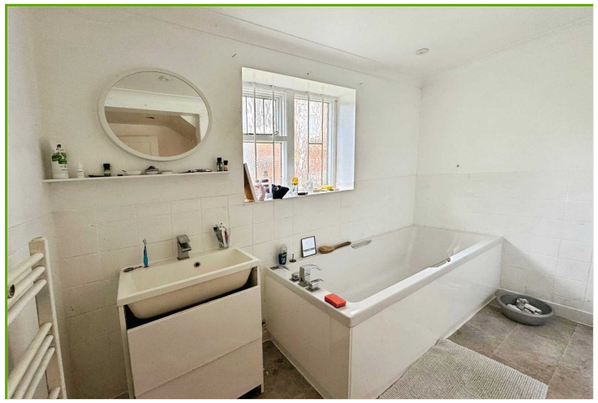
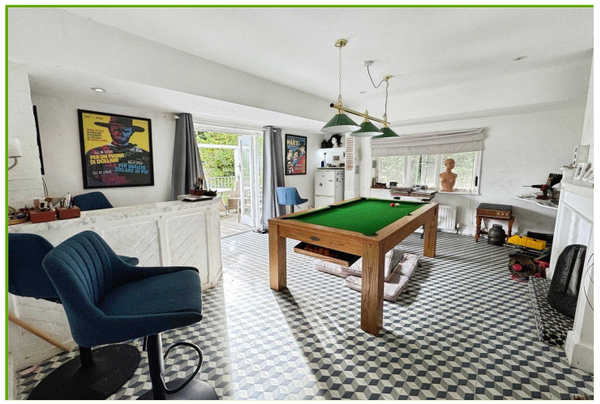
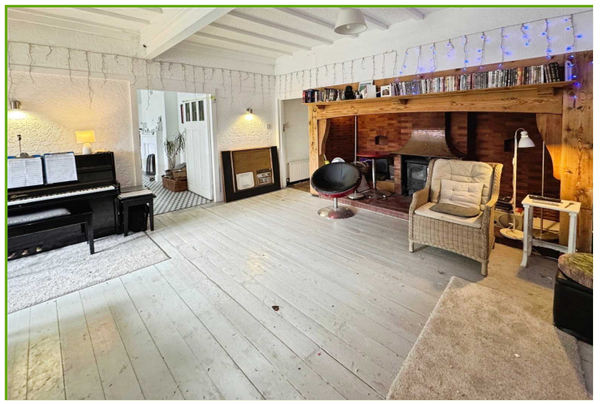


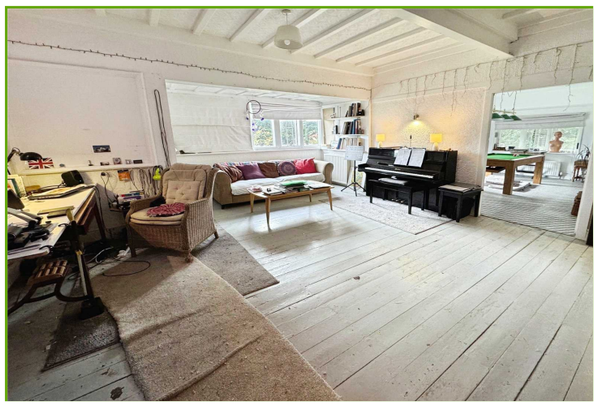


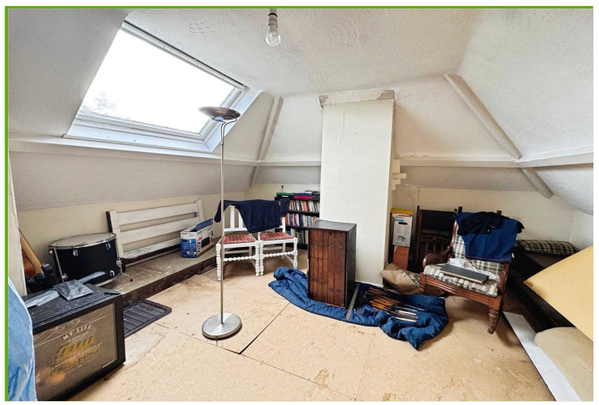












47, St. Helens Park Road,
Hastings, East Sussex, TN34

Asking Price: £550,000

Tenure: Freehold

YOUR MOVE

your-move.co.uk

The Property Ombudsman

47, St. Helens Park Road, Hastings, East Sussex, TN34

Asking Price: £550,000 Tenure: Freehold

Council Tax Band: D
EPC Rating: D
Local Authority: Hastings Borough Council

Other important information which you will need to know about this property can be found at your-move.co.uk

YOUR MOVE Hastings are delighted to bring to the market this large family home situated in St Helens Park Road. This property has huge amounts of potential, with large downstairs living space and separate entertaining room with built in bar and double glazed patio doors opening on to large garden area. Two large downstairs bedrooms, with master suite including functioning sauna and built in storage space. Kitchen space benefits from matching base and wall units, has hob and plenty of room for appliances, opening onto dining room area with patio doors opening onto garden space. The downstairs also included separate utility space and two downstairs bathrooms. Upstairs has a further three bedrooms (two doubles) with double glazing and gas central heating throughout and family bathroom. This property doesn't lack in character with multiple functioning fire places with brick surrounds. With beautiful garden mostly laid to lawn, driveway and private garage space. Get in touch with YOUR MOVE Hastings on 01424 722101 to arrange a viewing. EPC Grade D

GROUND FLOOR

Porch
Quarry tiled flooring. Double radiator. Wooden glazed window to front aspect. Borrowed leaded light window from lounge. Opening into Entrance Hall.

Entrance Hall
Single radiator. Doors leading to Dining room/Bedroom 2, Lounge, Kitchen and w/c. Opening to Utility. Two built in storage cupboards.

Dining Room/ Bedroom 2
14'1" x 11'6" (4.3m x 3.5m)
Carpeted flooring. Double radiator. Feature fireplace with brick and tile surround/hearth/mantle shelf. Wooden glazed windows to front aspect and wooden glazed double doors to side aspect.

Lounge
19' x 16'1" (5.8m x 4.9m)
Wooden floor boards. Two double radiators. Range of wooden glazed windows to front aspect. Feature inglenook style fireplace with inset wood burning stove. Doors to games room and Inner Hall.

Games room
15'9" x 13'5" (4.8m x 4.1m)
Laminate flooring. Double radiator. Feature fireplace. Range of wooden glazed windows to side aspect. Double wooden glazed doors and windows to front aspect.

Kitchen
16'1" x 9'2" (4.9m x 2.8m)
Wooden floor boards. Part tiled walls. The kitchen comprises a range of wall and base units with a rolled edge work surface over and a one and a half bowl sink and drainer inset. Fitted double oven, gas hob and extractor. Spaces for fridge/freezer. Opening into store.

Store
16'1" x 5'3" (4.9m x 1.6m)
Carpeted flooring. Double radiator. Range on wooden glazed windows and double doors to side aspect. Vaulted ceiling.

Utility Room
9'10" x 4'3" (3m x 1.3m)
Part tiled walls. Rolled edge work surface with space under for washing machine. Space for further fridge/freezer. Floor mounted boiler. Opaque wooden leaded light window to rear aspect. Loft hatch to ceiling.

w/c
Part tiled walls. Low level flush water closet and corner wash hand basin. Wooden opaque glazed window to rear aspect.

Inner Hall
Wooden floor boards. Single radiator. Doors leading to Bedroom 1, Shower room and Bathroom.

Bathroom
9'2" x 8'6" (2.8m x 2.6m)
Vinyl flooring. Part tiled walls. Heated towel rail. Wooden opaque glazed window to rear aspect. The white suite comprises a low level flush water closet, unit housed wash hand basin and panel enclosed bath. Spot lighting to ceiling.

Bedroom 1
19'8" x 9'2" (6m x 2.8m)
Carpeted flooring. Wooden glazed window to side aspect. Archway leading to sauna entrance.

Shower Room
6' x 2'11" (1.83m x 0.9m)

Sauna Area
Wooden glazed window to rear aspect. Door to Sauna.

FIRST FLOOR

Landing
Carpeted flooring. Single radiator. Leaded light wooden window to rear aspect. Range of built in storage cupboards. Doors leading to all first floor rooms. Loft hatch to ceiling.

Bedroom 3
12'10" x 11'10" (3.9m x 3.6m)
Double radiator. UPVC double glazed leaded light window to front aspect.

Bedroom 4
13'5" x 12'6" (4.1m x 3.8m)
Double radiator. Velux style window to front aspect.

Bedroom 5
10'10" x 5'7" (3.3m x 1.7m)
Single radiator. Velux style window to front aspect.



For full EPC please contact the branch.

Shower Room
7'7" x 5'3" (2.3m x 1.6m)
Tiled flooring. Heated towel rail. Velux window to rear aspect. Part tiled walls. The white suite comprises a low level flush water closet, pedestal wash hand basin and shower cubicle with retracting glass door and a wall mounted shower attachment fitted over.

OUTSIDE

Gardens

Garage

off strret parking space

Your Move is a trading name, independently owned and operated under licence from your-move.co.uk Limited, by Move South Limited (company number 14729689), registered in England at 8/12 Military Road, Chatham, Kent ME4 4JA. VAT registration no: 437119106.

All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative purposes only.



Ground Floor
Floor area 134.8 sq.m. (1,451 sq.ft.)



First Floor
Floor area 47.3 sq.m. (509 sq.ft.)

Total floor area: 182.1 sq.m. (1,960 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

YOUR MOVE
your-move.co.uk

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Your Move.