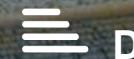


# JOHN BRAY & SONS



28 Tackleway  
, Hastings, TN34 3DA

Offers In Excess Of £750,000

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## 28 Tackleway

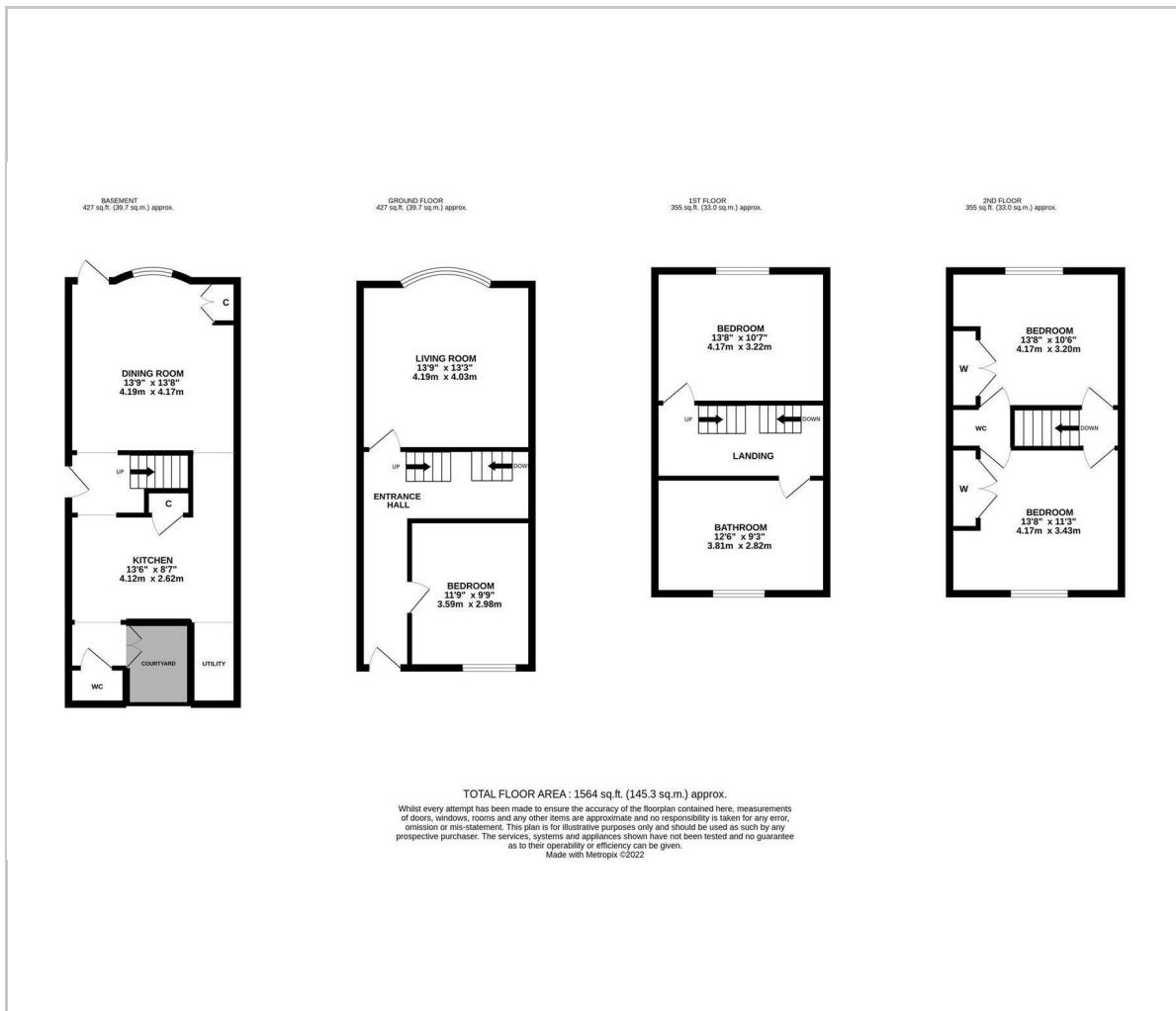
, Hastings, TN34 3DA

The property: a beautifully presented four bedroom, four storey Grade II listed Georgian Townhouse located in a sought after position in the heart of Hastings Old Town. The accommodation benefits from a wealth of original features including exposed wooden floorboards flowing throughout, fireplaces and the walls have been plastered with textured lime plaster. Having been sympathetically restored with locally sourced materials, handmade tiles and cast iron radiators, complimenting the original features which remain intact. From the rear of the property you can enjoy unbeatable views across the rooftops of the Old Town. Providing a well designed, versatile layout the lower floor houses the dining room with exposed copper pipes, partially tiled walls and access out to a rear walled garden along with a bespoke kitchen, adjoining utility room and cloakroom. You enter in on the ground floor which comprises a bright living room positioned at the rear of the property, fitted with a wood-burning stove and a large bay window, which frames spectacular views across the rooftops of the Old Town, towards the West Hill. Additionally on the ground floor there is a double bedroom with original fitted cupboards and shutters while the further three charming double bedrooms span the two upper floors together with a large family bathroom which enjoys a freestanding bath with a shower attachment. The upper floors feature vaulted ceilings and these bedrooms are fitted with hand-built wardrobes and desks, there is a Jack and Jill cloakroom servicing both of these bedrooms.





## Floor Plan



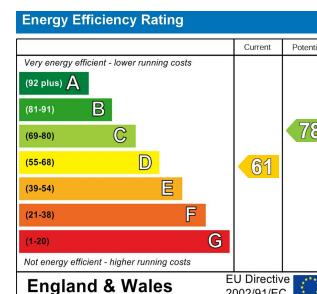
## Viewing

Please contact our John Bray Hastings Sales Office on 01424 421544 if you wish to arrange a viewing appointment for this property or require further information.

## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.