



Ailsa Harlequin Lane
Crowborough, TN6 1HU
Price Guide £825,000

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Welcome to Ailsa, a beautifully situated 4-bedroom detached house that epitomizes lifestyle living in one of the most desirable lanes. This home offers a perfect blend of comfort and practicality, making it an ideal choice for families, those looking to upsize, or anyone in search of their forever home.

Key Features:

Stunning Westerly Facing Gardens and Grounds: Revel in the beauty of landscaped gardens, perfect for relaxation and al fresco dining.

Expansive Open Plan Sitting/Dining Room: This space boasts an inviting open fireplace, ideal for cozy family gatherings and entertaining guests.

Charming Garden Room: Part brick constructed with glazed doors that seamlessly connect the indoors with the lush gardens.

Modern Kitchen: Fully equipped with a built-in oven and hob, catering to all your culinary needs.

Versatile Family Room/Study: A flexible space that can serve as a home office or a cozy family retreat.

Well-appointed Shower Room and Separate Bathroom: Offering optimal convenience and comfort for modern living, reducing morning and evening rush-hour stress.

Large Sweeping Driveway and Detached Double Garage: The redesigned driveway provides a grand entrance and ample parking, enhancing the home's kerb appeal.

The current owners have meticulously redesigned the westerly facing garden, making it an entertainer's dream. Whether hosting summer BBQs or intimate gatherings, the outdoor space is perfect for creating memorable moments.

The Ailsa Lifestyle:

Living at Ailsa means embracing a lifestyle of tranquility and convenience in Crowborough, the largest and highest inland town in East Sussex. Nestled within the High Weald Area of Outstanding Natural Beauty and bordering the Ashdown Forest, Crowborough offers the perfect blend of rural charm and modern amenities.

The town centre exudes a bustling village vibe with an excellent selection of supermarkets, independent retailers, restaurants, and cafes. Enjoy the monthly farmers' market and the luxury of ample free parking.

For families, the area is well-served by both state and private schools, ensuring quality education options. The Crowborough Leisure Centre provides a swimming pool, gym, sports hall, and a children's playground, catering to all your recreational needs.

Commute effortlessly with the mainline railway station offering direct trains to London Bridge in approximately one hour, alongside a variety of bus routes. Crowborough also boasts nature reserves, numerous sports and recreation grounds, children's play areas, a vibrant arts culture, and a host of annual events, making it a dynamic and appealing place to call home.

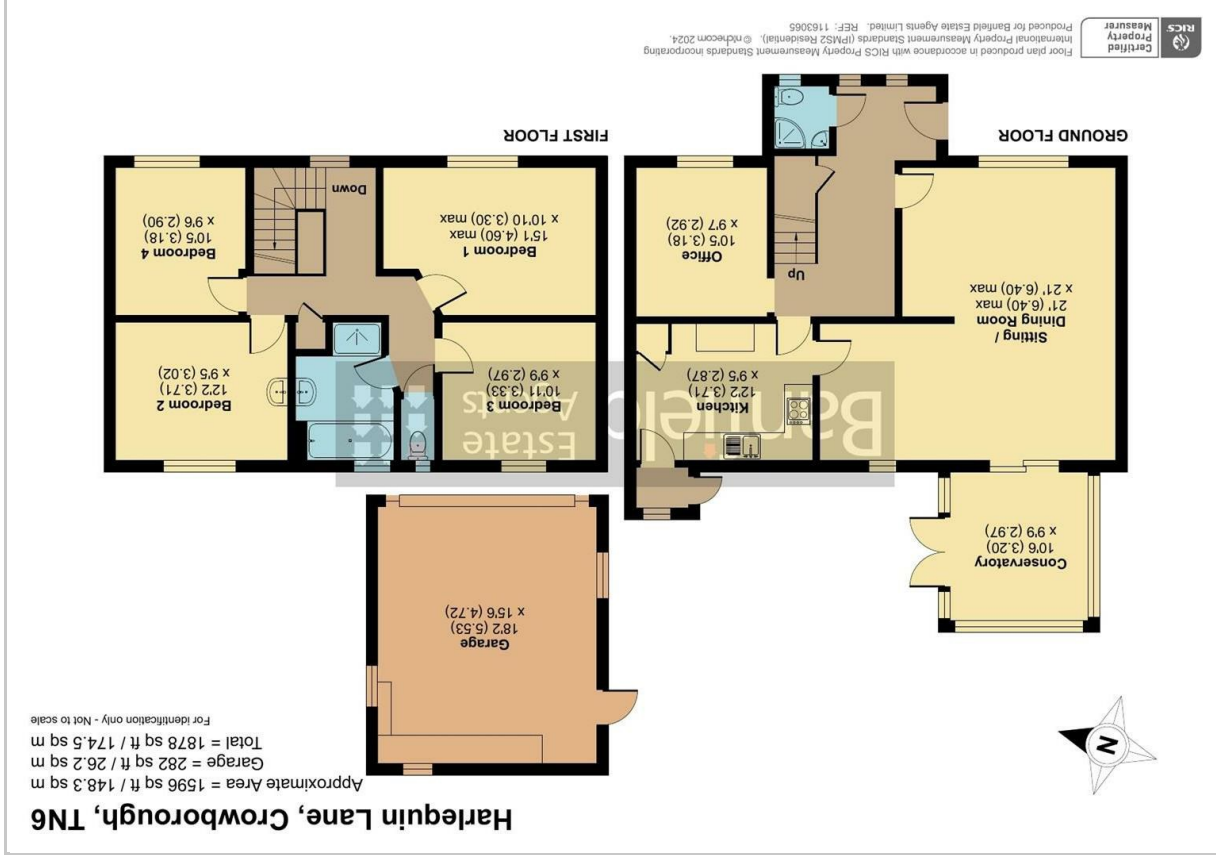
Discover Your Dream Home:

This exquisitely situated 4-bedroom detached house at Ailsa is not just a home; it's a lifestyle. Embrace the comfort and convenience of living in one of Crowborough's most coveted locations. Don't miss the opportunity to make Ailsa your forever home.





Floor Plan



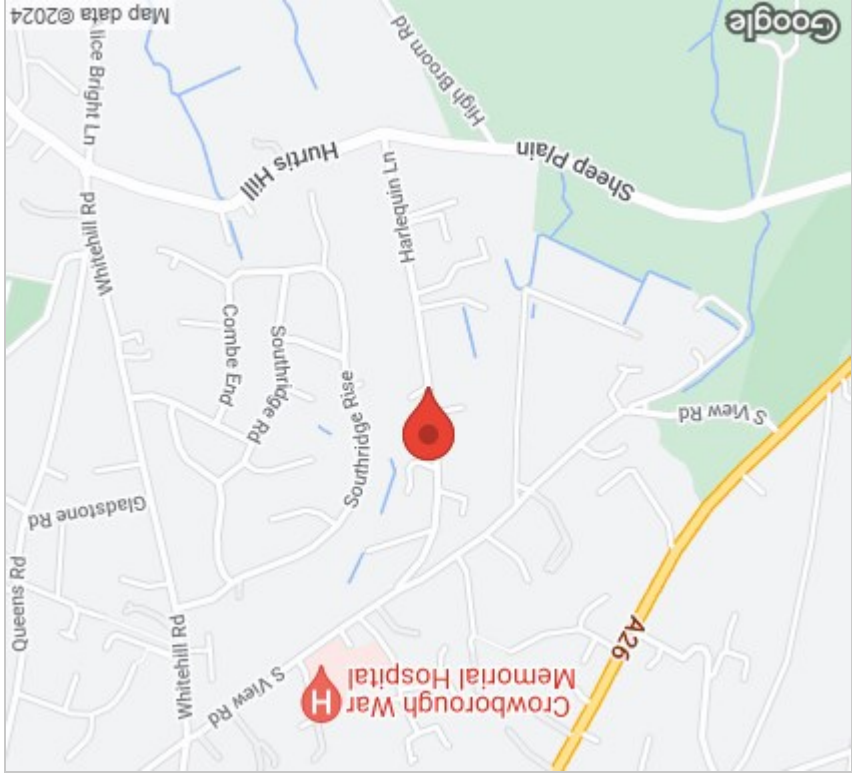
Viewing

Please contact our Banfield Estate Agents Office on 01892 653333 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Rating	
Current	Potential
88	78
A (73-87)	B (69-77)
D (55-67)	C (65-68)
F (21-54)	G (1-20)

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

Energy Efficiency Graph



Area Map

01892 653333

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