

Uckfield 01825 703000  
Crowborough 01892 489000  
Heathfield 01435 511800

Peter Oliver



Station Road, Uckfield, TN22 4DP

- ▼ 2 Bedroom Detached House
- ▼ Off Road Parking
- ▼ Landscaped Front Garden
- ▼ Light & Airy Throughout
- ▼ 2 Double Bedrooms
- ▼ 2 En-Suites



## EPC RATING

Current:

78 | C

Potential:

82 | B

**£400,000 - £425,000**





## Station Road, Uckfield, TN22 4DP

This detached and unique property, located in the sought-after village of Buxted, is beautifully presented throughout and offers light, spacious and modern living. The home is set back from the road with the added benefit of off-road parking and a front garden. Thoughtfully designed, it combines a stylish layout with generous proportions, creating an inviting and airy feel across both floors. On the ground floor, there is a welcoming lounge area that flows into a spacious lounge/diner, perfect for entertaining. The modern fitted kitchen, bathed in natural light, provides ample space for cooking and dining. A well-proportioned second bedroom with its own ensuite completes the ground floor accommodation. Upstairs, the first floor is dedicated to a large principal bedroom featuring its own ensuite bathroom, offering a private retreat. Buxted is a charming East Sussex village surrounded by the beautiful countryside of the High Weald. It benefits from a mainline railway station with direct services to London, as well as a good range of local amenities including a primary school, village shop, and traditional pubs.

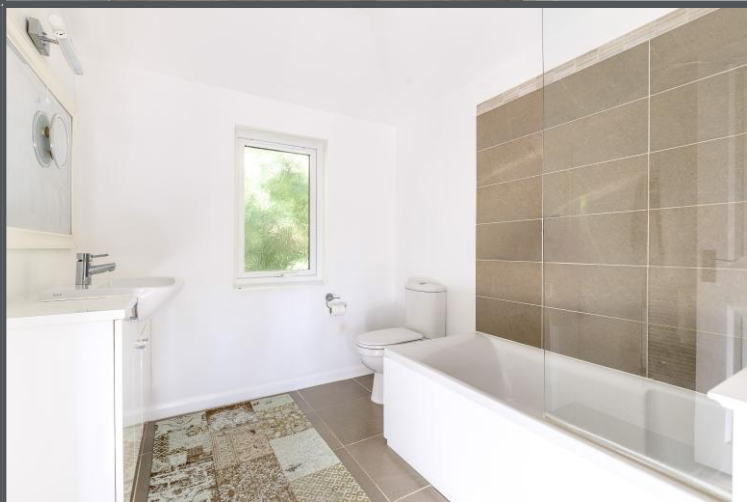
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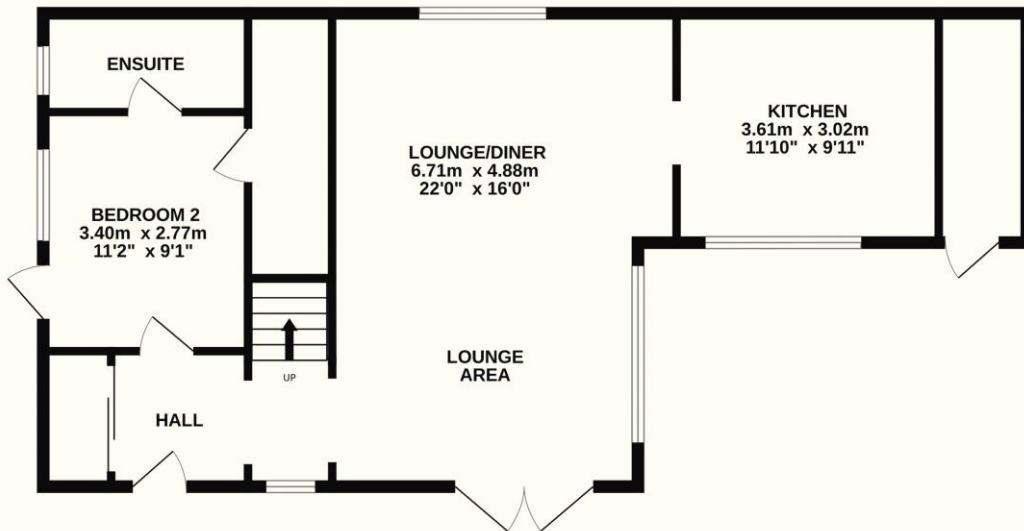








## GROUND FLOOR 74.9 sq.m. (807 sq.ft.) approx.



## 1ST FLOOR 38.7 sq.m. (417 sq.ft.) approx.



TOTAL FLOOR AREA : 113.7 sq.m. (1224 sq.ft.) 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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TENURE: FREEHOLD

COUNCIL TAX BAND: E

MAINTENANCE/SERVICE CHARGE: N/A

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