



Powell Road, Lewes BN8 4LS



LOCATION Situated in a quiet Cul De Sac ideally located for the village amenities. The property is within walking distance of the central village green convenience stores, local pubs, a restaurant, pharmacy, butcher and local bakery. Nearby there is also an 'outstanding' primary school and parish church. A number of the major towns are within a short driving distance including Uckfield (about 5 miles) and Haywards Heath (about 7 miles) with its comprehensive shopping centre, leisure facilities and main line railway station providing a fast and frequent commuter service to both London (Victoria/London Bridge approx. 45 minutes) and Brighton. The area is surrounded by some of the most beautiful countryside in Sussex including the Ashdown Forest.

THE PROPERTY A three bedroom family home set in the sought after village of Newick. The accommodation is set over two floors and comprises in brief; entrance hall, cloakroom, 20ft lounge with bay window and door spilling out to the rear garden. The refitted kitchen has a range of wall and floor units, with space for appliances. The oven and hob are included with the property. A further door leads from the kitchen out to the garage. To the upstairs are three bedrooms, two of which are doubles and one benefitting from built in storage. There is a further single room perfect for a study or nursery. Completing the property is the modern bathroom suite with shower over bath. The property is offered on an unfurnished basis and ready for occupation from 21st November 2024.

OUTSIDE To the front of the property is driveway parking and a single garage. The pleasant rear garden is mostly laid to lawn with patio area. The garage is also accessible via the garden.

Please refer to Ofcom.com for mobile & broadband speeds.



Map Location



EPC Rating



Brock Taylor Disclaimer: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing this property.

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