

01825 703000 / 01892 489000  
info@peteroliverhomes.co.uk

Peter Oliver



Bridger Way, Crowborough, TN6 2YG

- ▼ Two Bed Property
- ▼ Bungalow
- ▼ Over 60's Only
- ▼ Communal Gardens
- ▼ Cul-De-Sac Position
- ▼ No Onward Chain



### EPC RATING

Current:

56 | D

Potential:

87 | B

**£200,000**





## Bridger Way, Crowborough, TN6 2YG

A wonderful opportunity to purchase a splendid two bedroom bungalow and be part of an independent living community for the over 60's. This property is offered for sale chain free and has a host of lovely features that make it stand out. Situated at the edge of the development, this is therefore one of the most private of the home here as you only have one direct neighbour. As a position, you also have direct access out onto Queens Road making it a very convenient location. Inside you'll find a good size entrance hallway with the two bedrooms either side overlooking the front. To the rear there is a modern kitchen with small pantry cupboard and a large lounge/diner which both overlook the rear garden. The lounge also has doors leading out to a small patio area which gives the owner her a lovely, private and secluded place to sit out and enjoy the good weather. In addition, there is a modern shower room, and the property of course has plenty of emergency pull cords dotted around for safety. Living here you should be able to enjoy the privacy of your own space, whilst being part of a small community in a quiet cul-de-sac. This home offers a relaxed retreat with neighbours close at hand and low maintenance lifestyle without the need to tend to a huge garden space. There is also a communal laundry room as part of the maintenance fee.

Uckfield: 01825 703000  
Crowborough: 01892 489000  
Lettings: 01825 701030  
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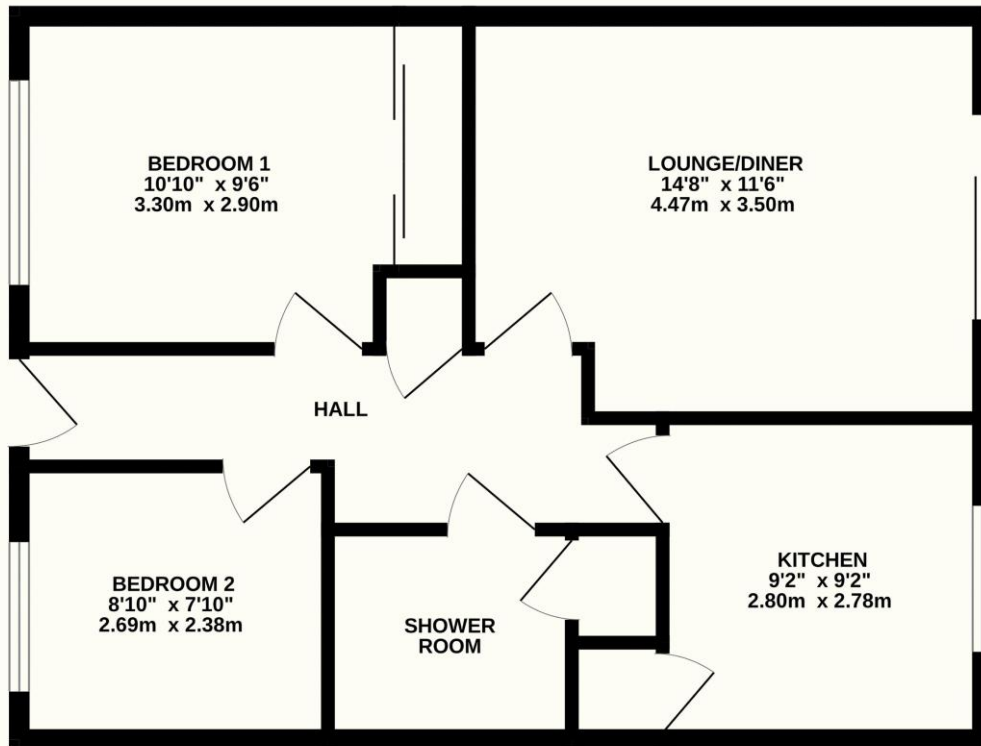
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TOTAL FLOOR AREA : 568 sq.ft. (52.8 sq.m.) approx.

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: LEASEHOLD

ANNUAL SERVICE CHARGE: £215.99

GROUND RENT: TBC

COUNCIL TAX BAND: B

LEASE LENGTH: 70 Years

**Details provided by owners and would need to be verified before purchase**

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