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Peter Oliver



Withyham Road, Groombridge, TN3 9QU

- Large Mid-Terraced House
- Open Plan Living Space
- 3 Bedrooms, Family Bathroom
- Utility, Wood Floors, Bi-Fold Doors
- Garden Studio With Shower Room
- Large Feature Rear Garden



EPC RATING

Current:

68 | D

Potential:

80 | C

Guide Price:

£500,000 - £525,000



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Open plan living at its finest! If you are looking for a family home with fantastic space, then look no further. Located in a cul-de-sac in the sought after village of Groombridge you will find this beautiful 3-bedroom terraced home overlooking fields with plenty of room for all the family to enjoy. The accommodation comprises of ground floor entrance hall with understairs storage cupboard which also benefits from plumbing, and stairs leading to the first floor. Following on you have a large, bright and airy living space with sky lights which leads into the dining area and beautiful kitchen with island which has a range of built in appliances and space for others. There is also a useful utility room on this level and the living area has bi-fold doors which lead out on to the garden. On the first floor you have 2 brilliant sized double bedrooms, a single 3rd bedroom and a family bathroom. Outside, the large garden is mostly laid to lawn with planters, raised beds, a sociable patio area and impressive studio with shower room which could be used as an annex subject to gaining to the necessary consents.

Uckfield: 01825 703000
Crowborough: 01892 489000
Lettings: 01825 701030
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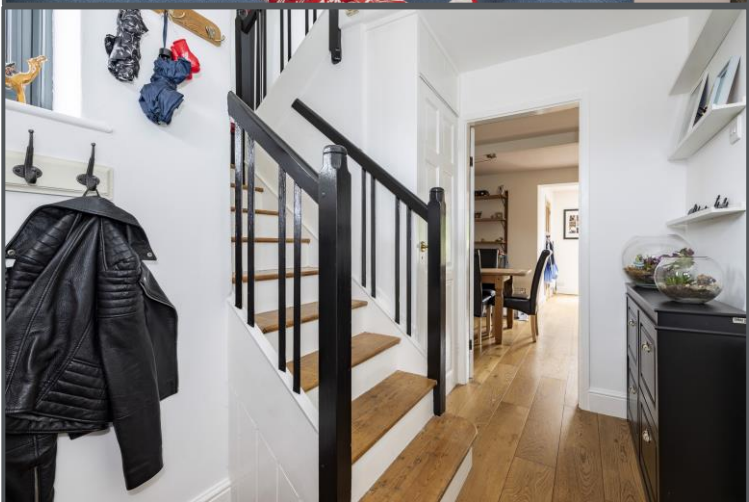
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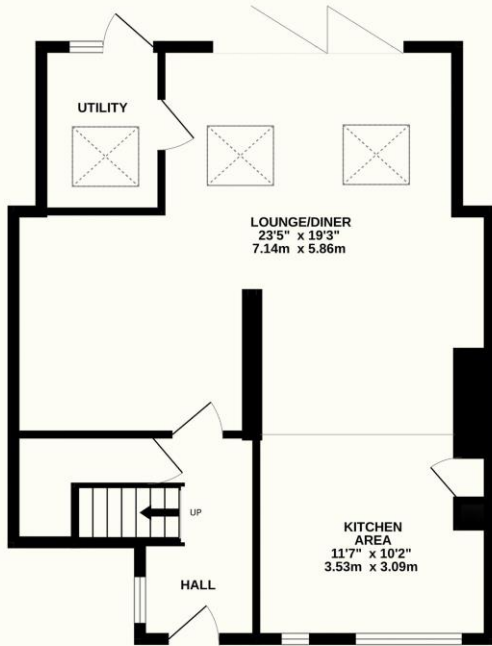
The Property
Ombudsman



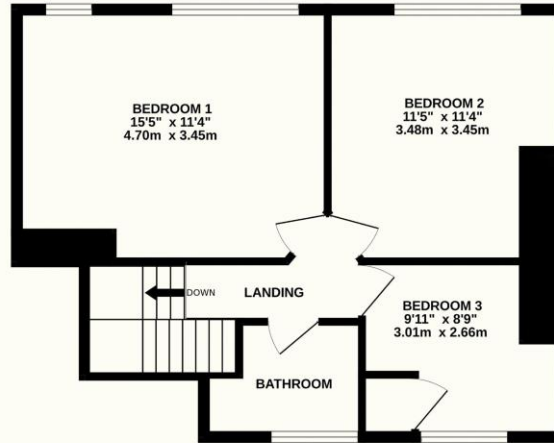
The Property
Ombudsman
LETTINGS



GROUND FLOOR
637 sq.ft. (59.1 sq.m.) approx.



1ST FLOOR
525 sq.ft. (48.8 sq.m.) approx.



TOTAL FLOOR AREA : 1335 sq.ft. (124.1 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: FREEHOLD

COUNCIL TAX BAND: D

MAINTENANCE/SERVICE CHARGE: N/A

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