



OAKFIELD



Oak Tree, Barcombe, Lewes BN8 5DP

Offers In The Region Of £450,000



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Nestled in the popular and picturesque village of Barcombe, this delightful three bedroom terraced house offers a perfect blend of comfort and convenience. Located in Oak Tree, just a short stroll away from the High Street, this property is ideal for families or individuals seeking a peaceful yet accessible lifestyle.

The house features good size entrance hallway, a welcoming living room with wood burner and bi-folding doors opening out onto the rear garden, spacious kitchen/dining room, utility room, downstairs W.C., and home office.

With three well-proportioned bedrooms, there is ample room for family members or guests, ensuring everyone has their own private space and a tastefully designed bathroom with roll top bath and separate shower cubical. The loft is also a good size, so could offer someone the potential to extend if needed.

The owner has gone to great expense by completely re-wiring the property, and upgrading the plumbing throughout the house within the last three years, including a newly fitted Zeissman combi boiler, and aluminium radiators throughout.

In the rear garden you will also find a 22ft by 10ft log cabin studio which has power and light. A perfect spot if you work from home, or have a hobby and need the extra space, or even for extra storage. Making it extremely versatile in its use.

The large rear garden is south facing, and features a good size patio area leading onto a lawned area, a green house, and decking outside the cabin. Its a perfect spot to put your own stamp on and enjoy all year round. The front garden has a mixture of lawn, and shingle which allows parking for several vehicles.

Barcombe boasts a strong community spirit and is known for its beautiful scenery, making it a wonderful place to call home. Easy walks into the countryside and close to the modern village hall - with lots of activities. There is local community owned shop and two public houses in the village.





Barcombe itself boasts a range of local amenities, including shops, schools, and recreational facilities, all within easy reach. The nearby town of Lewes offers further attractions, including historical sites, cafes, and vibrant markets, ensuring that residents have everything they need at their fingertips.

This terraced house presents an excellent opportunity for those looking to settle in a tranquil environment while still being close to the conveniences of town life. With its appealing features and prime location, this property is not to be missed.

Lounge

15'4 x 12'0 (4.67m x 3.66m)

Kitchen/Dining Room

18'5 x 13'5 (5.61m x 4.09m)

Utility Room

7'3 x 6'0 (2.21m x 1.83m)

Utility Room

8'2 x 5'6 (2.49m x 1.68m)

Office

10'0 x 8'2 (3.05m x 2.49m)

Bedroom 1

14'10 x 9'9 (4.52m x 2.97m)

Bedroom 2

12'1 x 9'9 (3.68m x 2.97m)

Bedroom 3

11'9 x 6'8 (3.58m x 2.03m)

Bathroom

9'5 x 7'1 (2.87m x 2.16m)

Log Cabin

18'6 x 9'7 (5.64m x 2.92m)

Council Tax Band - C £2,225 per annum



Floor Plan

