



## Directions

## Viewings

Viewings by arrangement only. Call 01825 701 030 to make an appointment.

## EPC Rating

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			95
(81-91) B			
(69-80) C		72	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Coldharbour Farm Whitesmith Lane, Chiddingly, East Sussex, BN8 6HB

£2,500 Per month

- Beautiful Four Bedroom Victorian Farm House
- Good Size Living Accommodation
- Open Plan Kitchen & Dining Room
- Separate Utility/Boot Room
- Long Term Let
- Lovely Family Home
- Three Reception Rooms
- En-Suite Bathroom to Principal Bedroom
- Private Driveway
- Available Mid August



## Coldharbour Farm Whitesmith Lane, Chiddingly BN8

CLD

A stunning Victorian detached family farm house, superbly located in a rural position close to the village of Chiddingly yet within easy reach of the A22 and transport links to Eastbourne and mainline railway stations.



Council Tax Band: E

This desirable detached Victorian farm house offers spacious & modern family accommodation comprising entrance porch, entrance hall, sitting room with wood burning stove, good size study/den, a large and well designed open-plan kitchen/dining room with patio doors to the garden, utility/boot room and a downstairs cloakroom incorporating low level WC, wash hand basin and heated towel rail WC. Stairs lead from the hallway to the first floor offering four double bedrooms with an en-suite to the main bedroom and a modern family shower room

The property sits centrally within the plot which is surrounded by large gardens and woodland to the side. Outside, a private driveway with parking and a brick built outhouse to the rear.

The property is available to rent in mid August for a long term let.

Pets considered on application. Viewing is advised to truly appreciate this delightful family home.

