

Uckfield 01825 703000
Crowborough 01892 489000
Heathfield 01435 511800

Peter Oliver



Horebeech Lane, Heathfield, TN21 0DS

- ▼ Large, 4 Bed Semi-Detached
- ▼ Ample Parking & Garage
- ▼ Large Rear Garden
- ▼ Village Setting
- ▼ 4 Reception Rooms
- ▼ Utility & Cloakroom



EPC RATING

Current:

70 | C

Potential:

81 | B

£500,000 - £525,000



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This charming Edwardian semi-detached home offers an abundance of space and character, perfectly suited for family living. Situated within walking distance of Horem High Street and close to the popular Cuckoo Trail, the property combines period appeal with modern convenience. Set on a generous plot, the home benefits from a large garden and ample off-road parking for up to four vehicles. Inside, the ground floor features a welcoming sitting room with bay window and cosy log burner, a spacious dining room, and a well-proportioned kitchen that opens into the conservatory, complete with a breakfast bar — perfect for casual dining or enjoying the garden views. A utility room adds practicality, while a substantial garage/workshop and separate shed/workshop provide excellent additional storage and hobby space. Upstairs, the first floor offers three good-sized bedrooms, including a generous second bedroom with built-in wardrobes, a family bathroom, and a versatile study/playroom. The second floor boasts an additional bedroom with eaves storage, ideal as a guest room or private retreat. With its versatile layout, generous garden, and excellent location, this property presents an exciting opportunity for those seeking a character home with space to grow.

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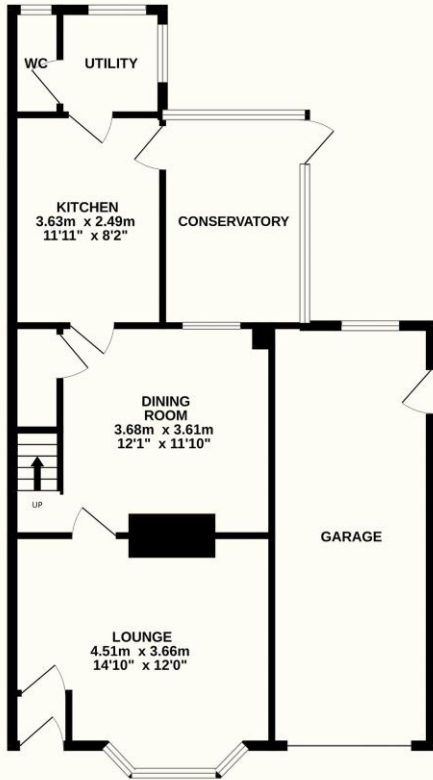
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The Property
Ombudsman

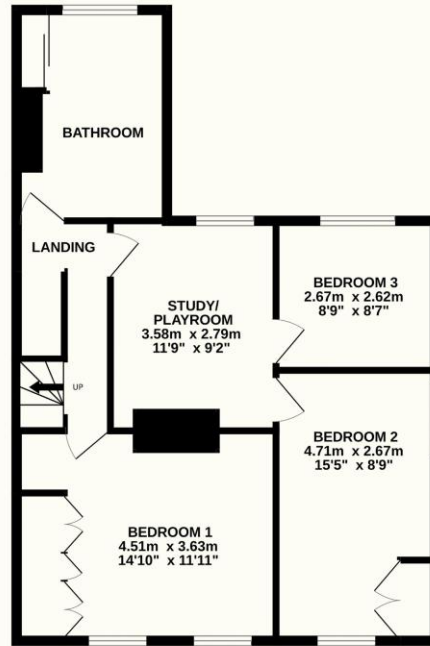
The Property
Ombudsman
LETTINGS



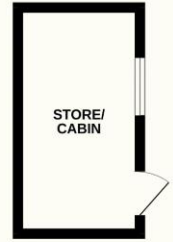
GROUND FLOOR
77.6 sq.m. (836 sq.ft.) approx.



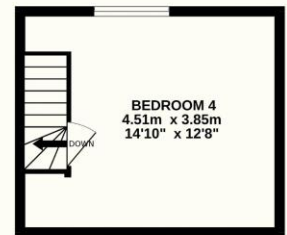
1ST FLOOR
62.8 sq.m. (676 sq.ft.) approx.



STORE/
CABIN



2ND FLOOR
17.4 sq.m. (187 sq.ft.) approx.



TOTAL FLOOR AREA : 166.2 sq.m. (1789 sq.ft.) 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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