



Price
£325,000

Freehold

3x  1x  2x 

**Campbell Close,
Uckfield, East Sussex,
TN22**

OVER 60?

Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- Family home with front & rear gardens
- Conservatory & utility/cloakroom
- Offered with no onward chain
- Some updating required
- Quiet cul de sac location
- Short walk to the centre of town & mainline station

Accommodation

GROUND FLOOR

Hallway

Utility/Cloakroom: 6'8 x 5'9 (2.03m x 1.75m)

Kitchen: 12'4 x 6'11 (3.76m x 2.11m)

Lounge: 21'8 x 11'5 (6.61m x 3.48m)

Conservatory: 18'6 x 7'4 (5.64m x 2.24m)

FIRST FLOOR

Landing

Bedroom 1: 11'6 x 11'0 (3.51m x 3.36m)

Bedroom 2: 11'7 x 11'5 (3.53m x 3.48m)

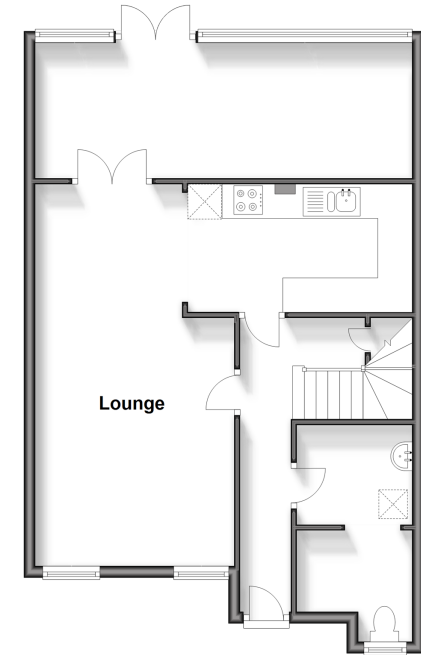
Bedroom 3: 9'9 x 7'4 (2.97m x 2.24m)

Bathroom

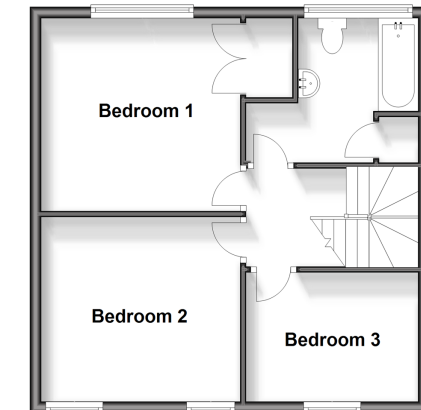
OUTSIDE

Front & Rear Gardens

Ground Floor
Approx. 63.0 sq. metres (677.7 sq. feet)



First Floor
Approx. 44.1 sq. metres (474.6 sq. feet)



Call Uckfield - 01825 768915 ■ cubittandwest.co.uk

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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