

**Modern
Auction**

£230,000

Freehold

3x  1x  2x 

**The Mount, Uckfield,
East Sussex, TN22**

cubitt&west
Helping you move forwards

Main features

- No onward chain
- Large rear garden with space to extend (subject to planning permission)
- In need of some modernisation
- For sale by Modern Auction - T&Cs apply
- Subject to an undisclosed Reserve Price. Buyer's fees apply

Accommodation

GROUND FLOOR

Hallway

Lounge: 13'1 x 10'4 (3.99m x 3.15m)

Dining Room: 11'7 x 10'6 (3.53m x 3.20m)

Kitchen: 8'8 x 7'2 (2.64m x 2.19m)

FIRST FLOOR

Landing

Bedroom 1: 11'5 x 8'8 (3.48m x 2.64m)

Bedroom 2: 12'3 x 12'1 (3.74m x 3.69m)

Bedroom 3: 11'2 x 8'9 (3.41m x 2.67m)

Bathroom

Separate Toilet

OUTSIDE

Front & Rear Gardens

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

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