



Peter
Buswell
Independent Family Estate Agents

With Stunning Countryside Views in Bodiam

£425,000

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Set in the picturesque village of Bodiam, this delightful four-bedroom semi-detached home offers a wonderful opportunity to modernise. With stunning views across open countryside and a generous west-facing garden, this property is perfect for families, garden enthusiasts, or those seeking a peaceful rural lifestyle.

As you arrive, a private driveway provides parking, with potential to expand. Step through the entrance hall, where to the right, you'll find a spacious kitchen and dining area, offering scenic views over the rear garden. A useful utility room and a downstairs shower room add convenience to the space.

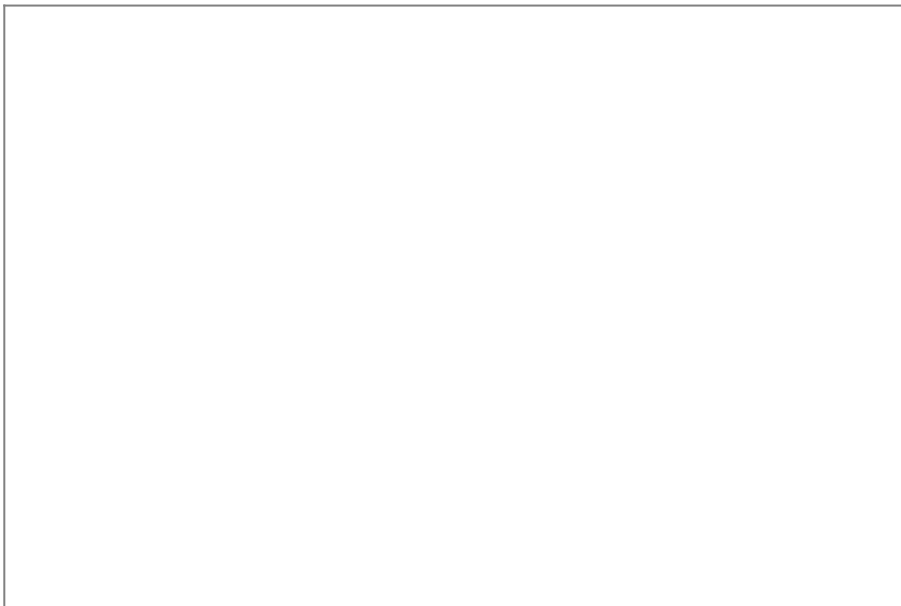
To the left of the hallway, a generously sized dual-aspect living room is filled with natural light, creating a warm and inviting atmosphere. This leads to a flexible additional room, ideal as an additional bedroom, home office, playroom, or guest accommodation.

Upstairs, three well-proportioned bedrooms and a family bathroom complete the layout, with charming rural views enhancing the home's peaceful ambience.

The west-facing rear garden is a true highlight, with a mix of well-established flower beds, lush lawned areas, and a sun-drenched patio – perfect for outdoor entertaining. Multiple seating areas provide different spots to enjoy the surroundings throughout the day. There is excellent storage space in the garden with a separate outbuilding and garden shed, to the end of the garden is a pretty summer house.

With no onward chain, this characterful home is ready for its next owners to make it their own.





- FOUR BEDROOM SEMI-DETACHED HOUSE
- FAR REACHING COUNTRYSIDE VIEWS
- FLEXIBLE ACCOMMODATION
- DRIVEWAY WITH PARKING
- EPC RATING E
- RURAL POSITION IN BODIAM
- BEAUTIFUL WEST FACING REAR GARDEN
- POTENTIAL TO MODERNISE
- NO ONWARD CHAIN
- COUNCIL TAX BAND C



Score	Energy rating	Current	Potential
92+	A		98 A
81-91	B		
69-80	C		
55-68	D		
39-54	E	53 E	
21-38	F		
1-20	G		