



High Street, Buxted, TN22 4JZ

£895,000 Freehold

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## *in brief...*

- An exceptional brand 4 bedroom detached executive style home
- Finished to a high specification
- Underfloor heating throughout the ground floor
- Beautifully tiled bathroom suites
- Large stunning rear gardens
- Kitchen/dining/family room with glass lantern and central island
- Spacious sitting room
- Master bedroom with walk-in wardrobe and en-suite
- 10 Year Protek warranty
- Walking distance of the railway station and 2 public Inns



## *in more detail...*

An exceptional 4-bedroom 3 bathroom detached brand new executive style home forming only one of two contemporary homes with a private block paved driveway, an integral garage and stunning large rear garden. Situated in this ever-popular village within walking distance of the high street and main line railway station.

This stunning contemporary home occupies an elevated position with an imposing façade. The finish is to a high specification with most of the ground floor boasting oak flooring and under floor heating throughout. The bathroom suites are fully tiled, fitted with Roca sanitary ware and concealed Grohe showers. The 23' x 20' kitchen/dining/family room is a most distinguishing and desirable feature of the home, with a bespoke fitted kitchen with 2.7m central island, granite worksurfaces and built-in Neff induction hob. Matching double ovens, glass lantern and triple track sliding doors opening to the rear garden. A feature to note there is cat 6 wiring throughout the property.

The accommodation is arranged over two storeys, with the ground made up of a central hallway with an oak staircase with frameless glass balustrade rising to the galleried landing and cloakroom. A large sitting with an impressive floor to ceiling glass window. A separate utility room with base and wall mounted units with space and plumbing for appliances. The impressive kitchen/dining /family room fitted with a matching range of handleless units with an integrated tall fridge, freezer and Bosch dishwasher. Enjoying a double aspect and pleasant view towards the rear garden.

The first floor provides a spacious landing with hatch giving access to a partly boarded loft with retractable ladder, a master bedroom having a walking wardrobe, en-suite wet room and vanity unit with his and hers sink. A guest bedroom with a walk-in wardrobe and en-suite. Two further double bedrooms and a family bathroom with enclosed bath and separate shower cubicle. All toilets have concealed closets.

## *outside and the location...*

Outside the front of the property is approached via a block paved driveway which provides ample parking and in turn leads to the integral garage. The rear garden is laid to lawn with a porcelain tiled seating terrace adjoining the rear of the property.

The property is within easy reach of the village centre which offers excellent local primary schools, a doctors surgery, a church, local inns, a village store and a railway station offering services to London (London Bridge approx 67 mins).

Uckfield town centre is approximately four miles distant and offers a more comprehensive range of shops and public facilities including a leisure centre and sixth form college and a railway station with lines to London. Haywards Heath with a faster direct train service to London (Victoria) and London Bridge 47 mins can be accessed via the A272 and is approximately 13 miles distant.

The county town of Lewes and Tunbridge Wells are also within driving distance. The south coast resorts of Brighton City centre and Eastbourne are 18 and 19 miles away respectively and the stunning Ashdown Forest with its walks and bridle paths are within a short driving distance.

Please check google maps for exact distances and travel times (property postcode: TN22 4JZ)

# High Street, Buxted, East Sussex, TN22



Illustration for identification purposes only,  
measurements are approximate, not to scale. (ID652749)

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