



2 Brook Cottages, New Road, Rotherfield, TN6 3JT

£575,000
**MANSELL
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2 Brook Cottages, Rotherfield

Located in a peaceful position a greatly improved three bedroom (two bath/shower rooms) semi-detached home with extensive garaging and outbuildings positioned on the semi-rural outskirts of this highly desirable village.

Council Tax band: E

Tenure: Freehold

- Beautifully positioned and greatly improved 3 bedroom semi detached home with extensive garaging/outbuildings
- Quiet, semi rural positioned on outskirts of this highly desirable village
- Substantial garaging/timber outbuildings with large driveway, ideal workshops
- Re-fitted kitchen/breakfast room with integrated appliances
- Large double aspect lounge/dining room with wood burner and bi-folding doors opening to the gardens
- Useful utility room
- Double aspect master bedroom with built-in wardrobes and luxurious en-suite bath/shower room





This wonderful home has been updated and modernised throughout to include refitted bath/shower suites, a wonderful, refitted kitchen/breakfast room with integrated appliances, and replacement double glazed sash windows. To the rear/side of the property and accessed via twin double gates are the extensive garaging/outbuildings with full power and light connected and could provide a variety of uses including a substantial home office/gymnasium/vehicle storage facility. The light and spacious accommodation comprises in brief on the ground floor, an entrance lobby, a fine open plan kitchen/breakfast room with central island, granite work surfaces and built-in double ovens, dishwasher, wine cooler and fridge/freezer, a useful utility room, a cloakroom and an outstanding double aspect lounge/dining room with bi-folding doors opening to the patio and gardens, and an attractive brick fireplace with recessed cast iron wood burning stove. From the kitchen/breakfast room, a staircase rises to the first floor landing, a double aspect master bedroom with built-in wardrobes and luxuriously refitted en-suite bath/shower room, two further bedrooms and a refitted family bathroom.



New Road, Rotherfield, TN6

Approximate Gross Internal Area = 1203 sq ft / 111.8 sq m

Outbuildings = 625 sq ft / 58.1 sq m

Total = 1828 sq ft / 169.9 sq m



Illustration for identification purposes only, measurements are approximate, not to scale. www.enviromap ltd.co.uk (ID1255103)

Mansell McTaggart Crowborough

Mansell McTaggart, The Cross, Eridge Road - TN6 2SJ

01892 662668

crow@mansellmctaggart.co.uk

www.mansellmctaggart.co.uk/branch/crowborough