



Beacon Road, Crowborough, East Sussex, TN6 1BB

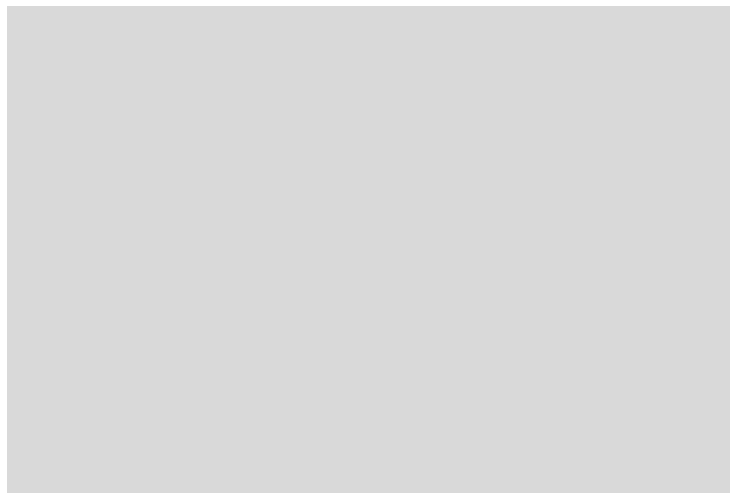
£555,000 Freehold

**MANSELL
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in brief...

- Ground floor shower room
- Impressive sitting room with open fireplace
- Dining room
- Modern kitchen
- Utility room

- Four bedrooms
- Front gardens
- Large driveway
- Detached double garage
- Attractive westerly facing rear gardens



in more detail...

VIDEO TOUR AVAILABLE. A charming four bedroom (two bath/shower rooms) detached former coach house believed to date from the early 1900's located in a non-estate position on the outskirts of Crowborough yet within walking distance of the town centre and the breath-taking Ashdown Forest. This attractive home offers light and spacious accommodation comprising in brief on the ground floor, a large double height reception hall, a ground floor shower room, an impressive sitting room with open fireplace, a dining room, a modern kitchen with walk-in larder and a useful utility room. From the reception hall, a wide staircase ascends to the first-floor landing, four good sized bedrooms and a white family bathroom. Outside, the property is approached via twin timber gates and a large driveway providing parking for a number of vehicles and leading in part to a detached double garage. The rear gardens enjoy a fine westerly aspect with a brick paved patio immediately adjoining the rear of the property the remainder laid predominately to lawn interspersed and flanked with numerous mature shrubs and trees, the whole almost offering total seclusion.

worth bearing in mind...

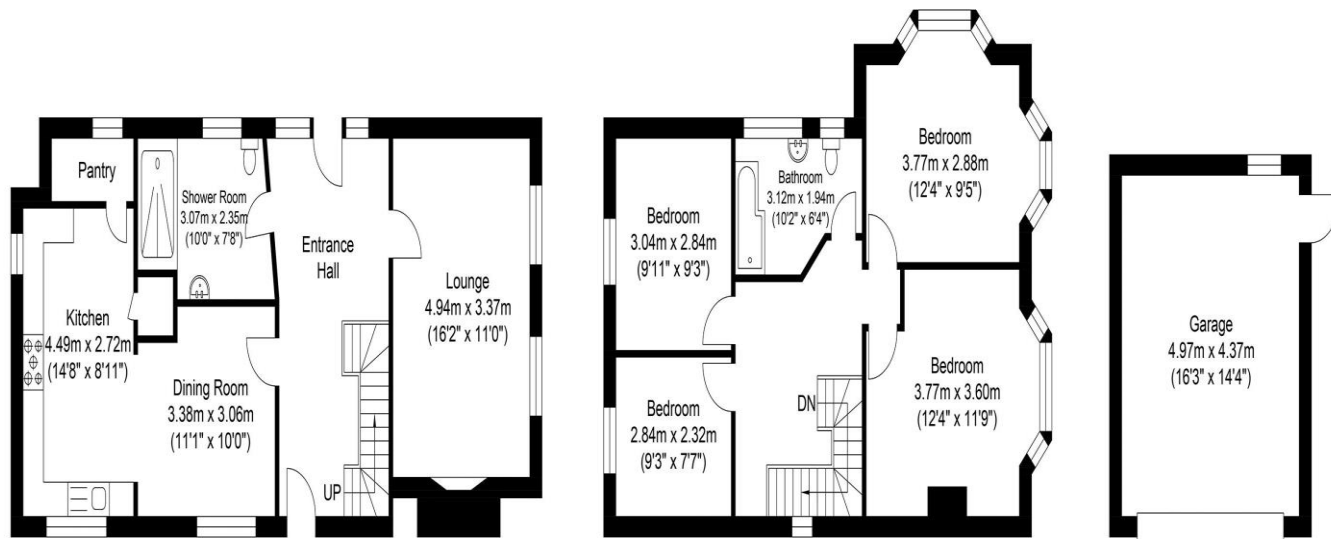
The area is renowned for its quality schooling in both the private and state sectors, nearby public schools include Tonbridge and Sevenoaks, Holmwood House preparatory school at Langton Green, Beechwood, The Mead and St Leonards girls' school at Mayfield.



the location...

The property is within a short stroll of the Crowborough Beacon Golf course and is nearby to the breath-taking Ashdown Forest which provides vast scenic walks and bridle paths linking with the neighbouring districts. The property offers the 'best of both worlds' being within approx. 1.2 miles of Crowborough town centre offering a comprehensive range of shopping facilities and supermarkets including a Waitrose as well as Jarvis Brook railway station providing swift rail services to London (approx. 63 mins).

Please check google maps for exact distances and travel times (property postcode: TN6 1BB)



Ground Floor
Approximate Floor Area
710.63 sq ft
(66.02 sq m)

First Floor
Approximate Floor Area
658.21 sq ft
(61.15 sq m)

Garage
Approximate Floor Area
233.79 sq ft
(21.72 sq m)



Approximate Gross Internal Area = 148.89 sq m / 1602.63 sq ft

Illustration for identification purposed only, measurements are approximate, not to scale.

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