

Uckfield 01825 703000
Crowborough 01892 489000
Heathfield 01435 511800

Peter Oliver



Wealden Cottages, Etchingam, TN19 7LA

- ▼ 3 Bedroom Mid Terrace
- ▼ Beautifully Presented
- ▼ En-Suite & Cloakroom
- ▼ 2 Allocated Parking Spaces
- ▼ 2 Reception Rooms
- ▼ 3 Generous Bedrooms



EPC RATING

Current:

72 | C

Potential:

83 | B

£325k - £350k



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Beautifully presented throughout, this attractive mid-terraced family home offers well-balanced accommodation arranged over two floors and is ideal for modern living. The ground floor features a welcoming entrance hall with a convenient cloakroom/WC and a useful cupboard under the stairs. From here, you are led into the sitting room to the front, which flows through to a spacious dining room, perfect for entertaining. To the rear, the fitted kitchen provides ample storage and workspace, with views over and access to the garden. Upstairs, the property offers three well-proportioned bedrooms, all benefiting from built-in cupboards, including a principal bedroom with en-suite shower room, along with a modern family bathroom. The layout is practical and versatile, making it suitable for families, professionals, or those needing home office space. Externally, the home benefits from a front garden and an enclosed rear garden, featuring a patio area, decking, and a rear gate, ideal for outdoor dining and low-maintenance enjoyment. The property further benefits from two allocated parking spaces. This is a superb home that has been beautifully maintained and tastefully presented throughout, ready for immediate occupation.

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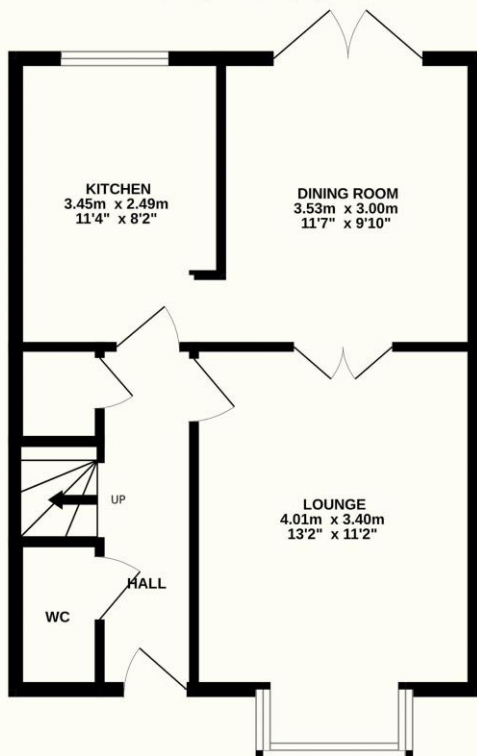
Peter Oliver

The Property
Ombudsman

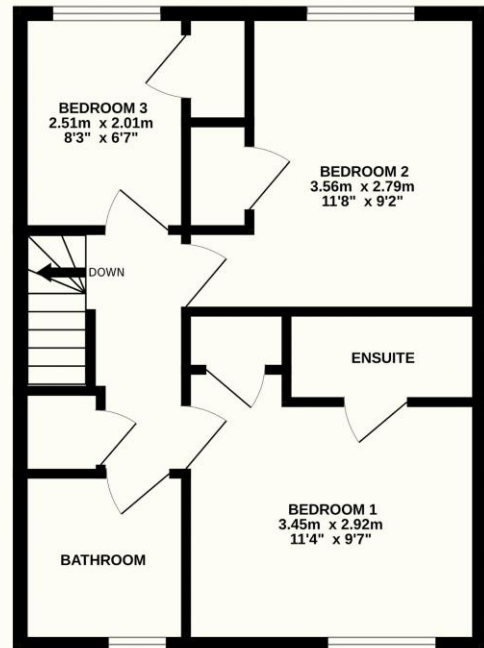
The Property
Ombudsman
LETTINGS



GROUND FLOOR
43.8 sq.m. (472 sq.ft.) approx.



1ST FLOOR
42.6 sq.m. (458 sq.ft.) approx.



TOTAL FLOOR AREA : 86.4 sq.m. (930 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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TENURE: FREEHOLD

COUNCIL TAX BAND: D

MAINTENANCE/SERVICE CHARGE: N/A

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