



16 Scarletts Close, Uckfield
Uckfield

£335,000
MANSELL
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16 Scarletts Close

Uckfield

A modern three bedroom detached family home with a conservatory, a driveway and garage forming part of a peaceful cul de sac in one of the areas most sought after estates, within walking distance of Rocks Park Primary, town centre and railway station.

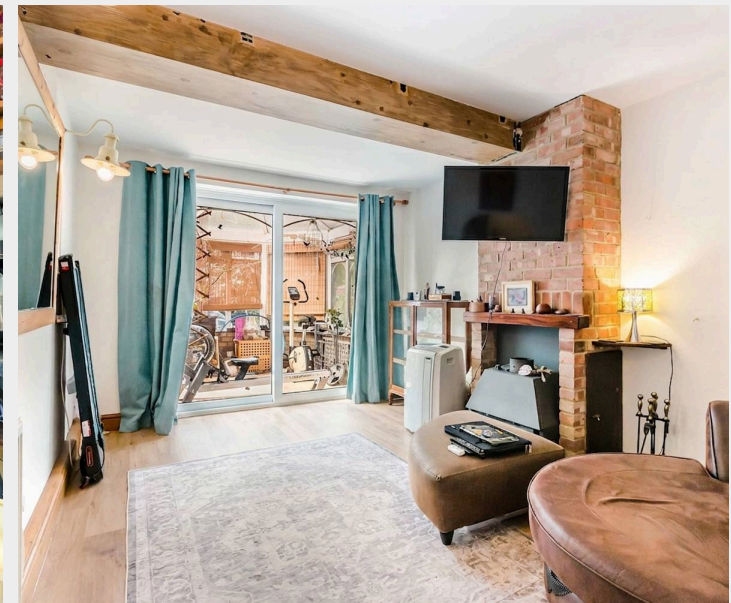
The property is entered via an entrance porch which continues through to a 22'10 x 11'3 open plan kitchen/dining room, made up by a matching range of units to eye and base level to one. To the rear is a cloakroom/wc and a personal door giving access to the rear garden. The sitting room is a generous size and sliding patio doors provide access to the conservatory.

Council Tax band: D

Tenure: Freehold

GFCH

- A three bedroom detached family home forming part of a peaceful cul de sac
- Driveway and single garage
- Conservatory
- Walking distance for the primary school, town centre and railway station
- Open plan living accommodation
- Refitted modern bathroom





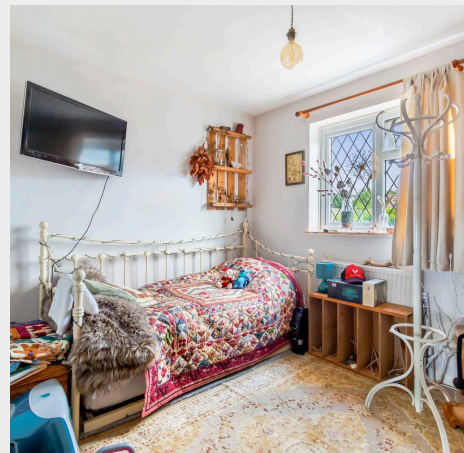
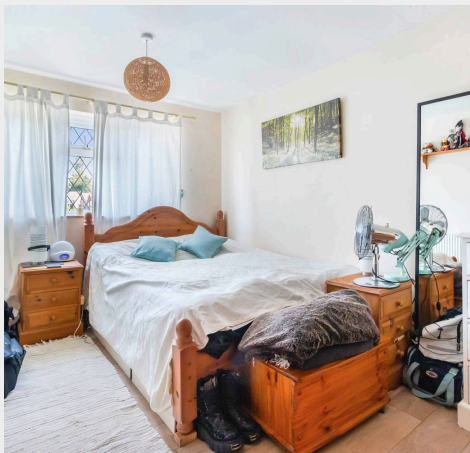
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The first floor provides, a landing, three bedrooms, two of which are very good size double bedrooms and a newly refitted family bathroom comprising of a white suite and enclosed bath.

Outside, the front of the property is approached via a driveway which in turn leads to the garage. The rear garden is predominately hard landscaped offering various seating areas.

Rocks Park Road is situated close to the heart of Uckfield High Street just off the western outskirts of town. The popular Rocks Park primary school is within walking distance as is Uckfield town centre which offers a range of facilities which include a public cinema, library, supermarkets, several bars/restaurants and a variety of shops and stores providing day to day needs are within a short and convenient stroll. Uckfield railway station is also within walking distance offering rail services to London in just over an hour. The nearby A272 offers swift vehicular access to Haywards Heath, which also offers a fast and regular commuter train service to London (Victoria/London Bridge both approx. 47 minutes).



Scarletts Close Uckfield, TN22

Approximate Gross Internal Area = 979 sq ft / 90.9 sq m

Garage = 125 sq ft / 11.6 sq m

Total = 1104 sq ft / 102.5 sq m



Illustration for identification purposes only, measurements are approximate, not to scale. www.enviromapltd.co.uk (ID1319930)

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