

TO LET



Hopfield Gardens, Uckfield
£1,300 pcm


MARTIN&CO

Hopfield Gardens, Uckfield

Mid Terraced House,
2 bedroom, 1 bathroom

£1,300 pcm

Date available: From 5th August 2026

Deposit: £1,500

Unfurnished

Council Tax band: C

- UPVC Double Glazing
- Quiet Area
- Close to School
- Gas Central Heating



Available Date - From 5th August 2026

Holding Deposit - £300.00

Rent - £1300cm

Deposit - £1500

Council Tax Band – 'C'

Electricity Supply – Mains services

Water Supply – Mains services

Sewerage – Mains services

Heating – Mains Gas

Broadband – Superfast available (According to Ofcom)

Mobile Signal Coverage – (According to Ofcom)



EE: Good outdoor, variable in home
 O2: Good outdoor
 Three: Good outdoor
 Vodafone: Good outdoor
 Parking – On Road

LOUNGE/DINER 14' 9" x 12' 2" (4.5m x 3.71m) Bright spacious room with patio doors leading to rear garden.

KITCHEN 10' 9" x 6' 0" (3.28m x 1.83m) Fitted with a range of eye level and base units, fan assisted electric oven and gas hob.

FIRST FLOOR

MASTER BEDROOM 10' 9" x 9' 11" (3.28m x 3.02m)
 Double bedroom with built in wardrobe

BEDROOM TWO 12' 2" x 8' 8" (3.71m x 2.64m) Double
 Bedroom with storage cupboard.

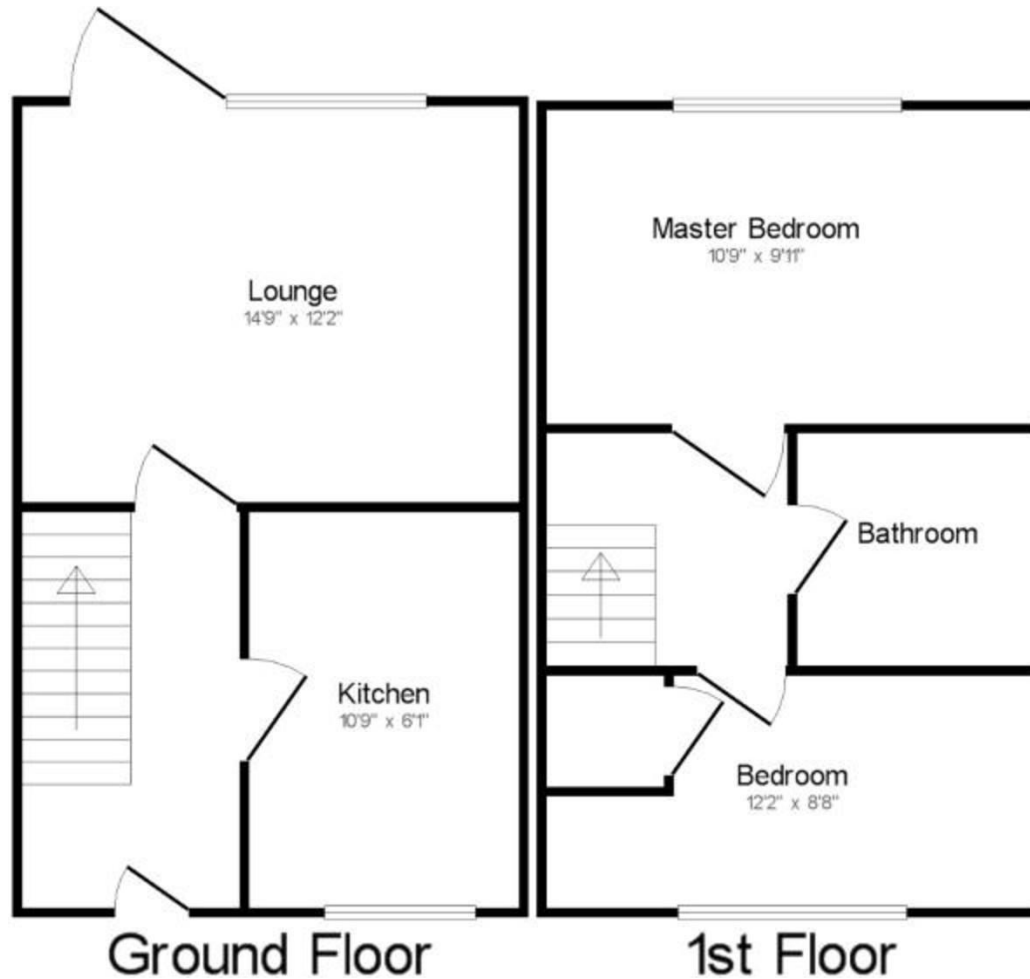
BATHROOM Part tiled and fitted with a modern white suite
 with over the bath shower attachment.

OUTSIDE Fully enclosed rear garden with patio area
 leading to lawn area.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
		73	90
England, Scotland & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
		73	91
England, Scotland & Wales		EU Directive 2002/91/EC	



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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.