Uckfield 01825 703000
Crowborough 01892 489000
Heathfield 01435 511800

Peter Oliver

Nether Lane, Nutley, TN22 3LE

- Exclusive Gated Development
- Close To The Ashdown Forest
- Master Suite
- En-Suite Second Bedroom
- Study, Utility & Snug
- Double Garage

EPC RATING

Current:	Potential:
63 | D	76 | C

Offers In Excess Of: £950,000

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This stunning five-bedroom detached home is nestled within an exclusive, gated development comprising just four luxurious properties. Spanning approximately 2,851 square feet, the residence offers a spacious and versatile layout designed for comfortable family living and entertaining. Upon entering, you are welcomed into a welcoming entrance hall that provides access to all primary living areas. To the right, you'll find a generous, full-length lounge with triple aspect windows and a cozy fireplace, creating a perfect space for relaxation. To the left, an open-plan kitchen and dining area feature a soaring vaulted ceiling adorned with skylights that flood the space with natural light, highlighting the modern design and spaciousness. The ground floor also includes a convenient WC, a versatile study that can serve as an additional bedroom or playroom, a practical utility room, and a snug retreat, making this home ideal for both work and leisure. Upstairs, the property boasts five double bedrooms. The master suite and guest bedroom both benefit from their own en suite bathrooms, with the master additionally featuring a spacious dressing room. The family bathroom, equipped with a shower and bath, completes the upper level, providing ample facilities for family and guests. Outside, the property offers a driveway capable of accommodating at least three vehicles, leading to a double garage. The beautifully landscaped rear garden features a patio area, perfect for outdoor dining and relaxing in the private, tranquil setting. This exceptional home combines elegant design, generous living space, and a prime location within a secure, select community.

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The Property Ombudsman
The Property Ombudsman LETTINGS

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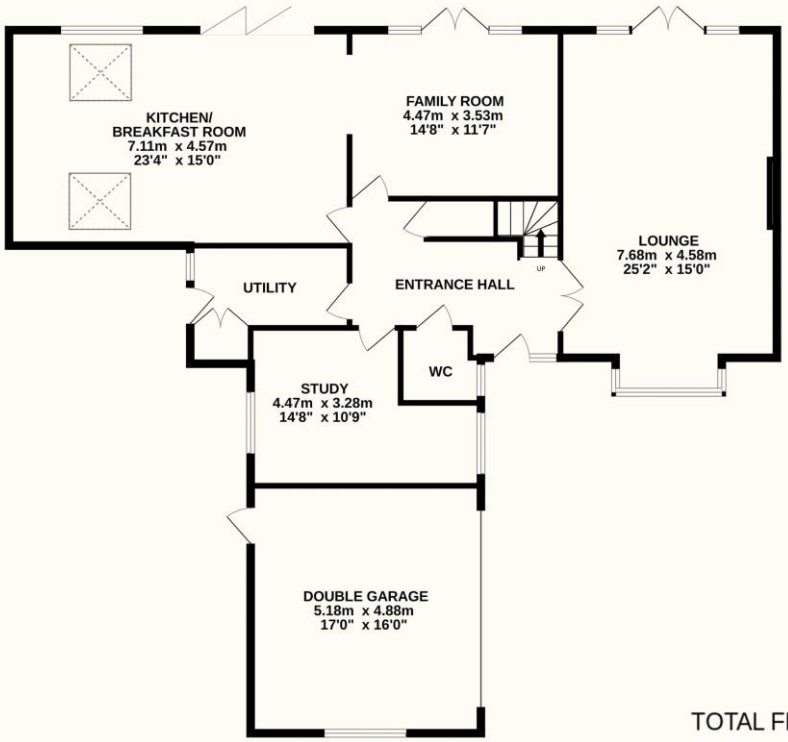
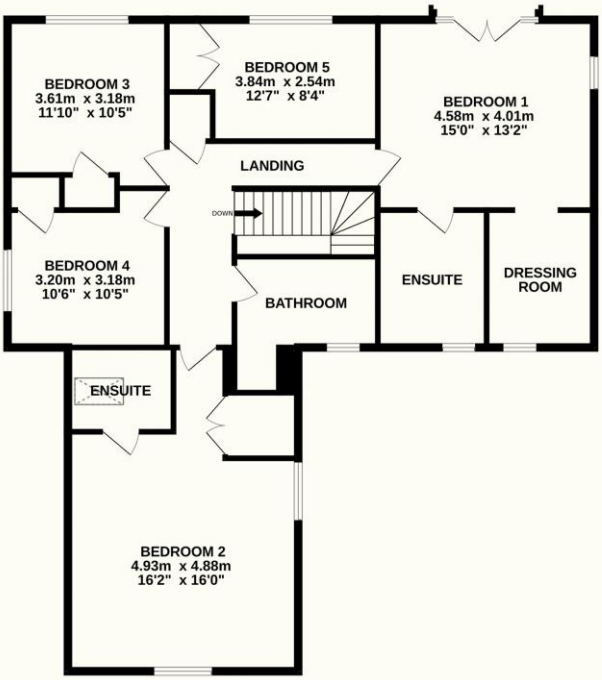
GROUND FLOOR
144.5 sq.m. (1556 sq.ft.) approx.



1ST FLOOR
120.3 sq.m. (1295 sq.ft.) approx.



TOTAL FLOOR AREA : 264.8 sq.m. (2851 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: G

MAINTENANCE/SERVICE CHARGE: N/A

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The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.