



1 Forge Cottage Mount Pleasant

Crowborough, TN6 2NE

Guide Price £450,000



A Historic Country Cottage with Character, Charm & Endless Potential

Dating back to 1712, this enchanting three-bedroom period cottage is steeped in history and brimming with character. Having remained in the same family for generations, it now awaits its next custodian – someone ready to lovingly restore, update, and reimagine it into a truly wonderful country home.

Tucked away in a peaceful lane, the property benefits from off-road parking and a delightful sense of privacy. Outside, the garden holds enormous promise. Once a vibrant sanctuary of colour, scent, and productivity – with a thriving vegetable plot, a glistening pond, and abundant planting – it now offers a blank canvas on which to create your very own cottage garden. Whether you dream of meandering flower borders, a tranquil wildlife haven, or a sunny patio perfect for morning coffee and summer entertaining, the possibilities are endless.

Step inside, and the sense of history is immediate. Exposed oak beams and original features whisper of centuries past, while the welcoming inglenook fireplace in the lounge promises cosy evenings by the fire. The ground floor unfolds to reveal a choice of reception rooms – spaces equally suited to intimate family gatherings or relaxed entertaining – along with a bright garden room that frames views of the outside greenery. The extended kitchen offers scope for modern redesign, while a convenient ground floor cloakroom/WC adds practicality.

Upstairs, three bedrooms exude charm and character, complemented by a family bathroom. Each room offers an inviting retreat.

This cottage is more than a home – it is a lifestyle. Imagine evenings by the fire, weekends cultivating your garden, or stepping outside your door for countryside walks.

With Crowborough's mainline station just a short distance away, commuting to London is effortless, allowing you to enjoy the best of both rural charm and city convenience.

For those seeking a home with soul – one that wraps its arms around you the moment you cross the threshold – this rare gem is ready to be cherished once again. A place to make your mark, to create memories, and to write the next chapter of its rich history.

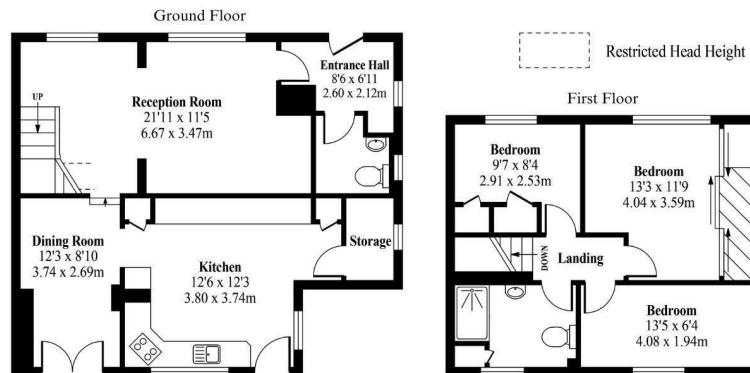




Floor Plan

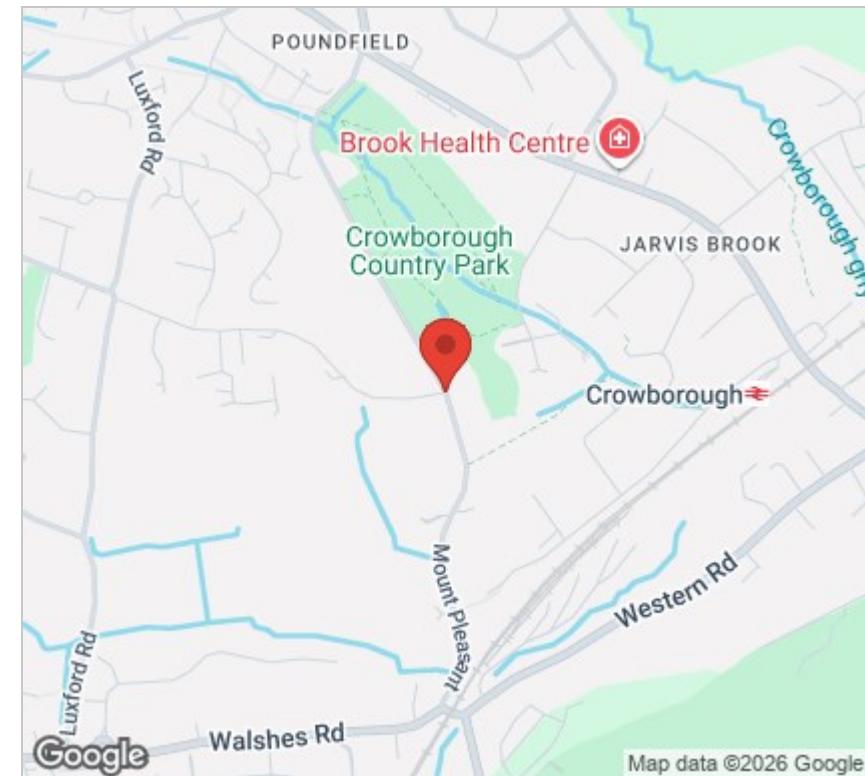
1 Forge Cottages, Crowborough, TN6

Gross internal floor area (approx):
98.56 sq m / 1061 sq ft

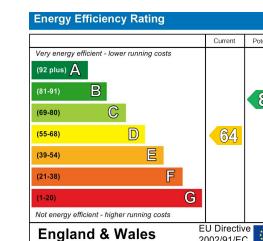


FLOOR PLAN PRODUCED IN ACCORDANCE WITH RICS PROPERTY MEASUREMENT 2nd EDITION, ASSEMBLED FOR BANFIELD ESTATE AGENTS LTD. © NARAIC.CO.UK 2023

Area Map



Energy Efficiency Graph



Viewing

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