

Uckfield 01825 703000
Crowborough 01892 489000
Heathfield 01435 511800

Peter Oliver



Broad Oak, Heathfield, TN21 8TD

- ▼ 3 Bedroom Detached
- ▼ Private Location
- ▼ No Onward Chain
- ▼ Potential To Improve
- ▼ Driveway & Garage
- ▼ Gorgeous Garden



EPC RATING

Current:
65 | D

Potential:
74 C

£425k - £450k



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Set within a popular village location, this detached home offers spacious and flexible accommodation with plenty of potential for modernisation throughout, making it an ideal opportunity for buyers looking to create a home to their own taste. The property is approached via a large driveway providing ample off-road parking for multiple vehicles, alongside access to the garage & large storage shed. Entering through the porch, you are welcomed into the entrance hall which leads through to the generous sitting/dining room, offering an excellent space for both everyday living and entertaining. The kitchen sits to the rear of the property with access through to the conservatory, overlooking the enclosed rear garden. Also on the ground floor is a bedroom and family bathroom, providing versatile accommodation suitable for a range of buyers. To the first floor are two further well-proportioned double bedrooms, both enjoying pleasant outlooks and useful storage space. Outside, the enclosed rear garden offers a private space to relax and entertain, with scope for landscaping and improvement if desired. Conveniently located within walking distance of the village store and post office, the property also benefits from good bus links nearby. Offered to the market with no onward chain, this is a fantastic opportunity to acquire a spacious home in a sought-after village setting.

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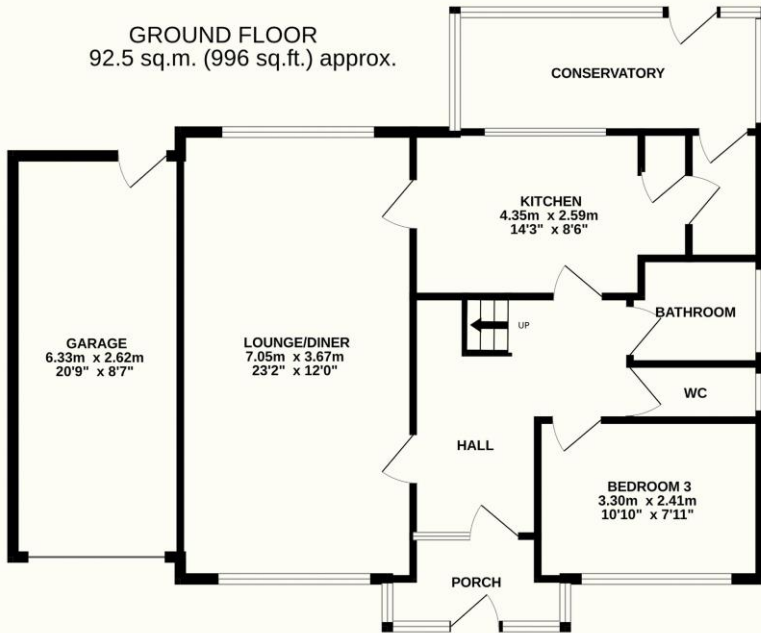
Peter Oliver

The Property
Ombudsman

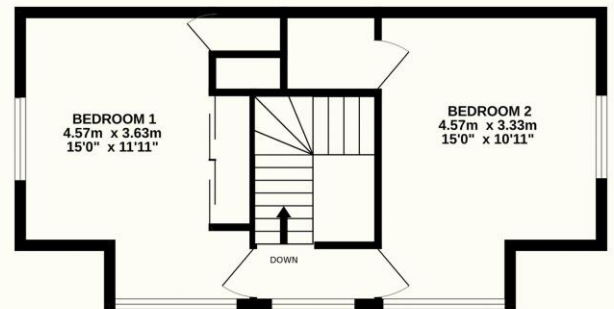
The Property
Ombudsman
LETTINGS



GROUND FLOOR 92.5 sq.m. (996 sq.ft.) approx.



1ST FLOOR 39.5 sq.m. (426 sq.ft.) approx.



TOTAL FLOOR AREA : 132.1 sq.m. (1422 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: E

MAINTENANCE/SERVICE CHARGE: N/A

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