

## Directions

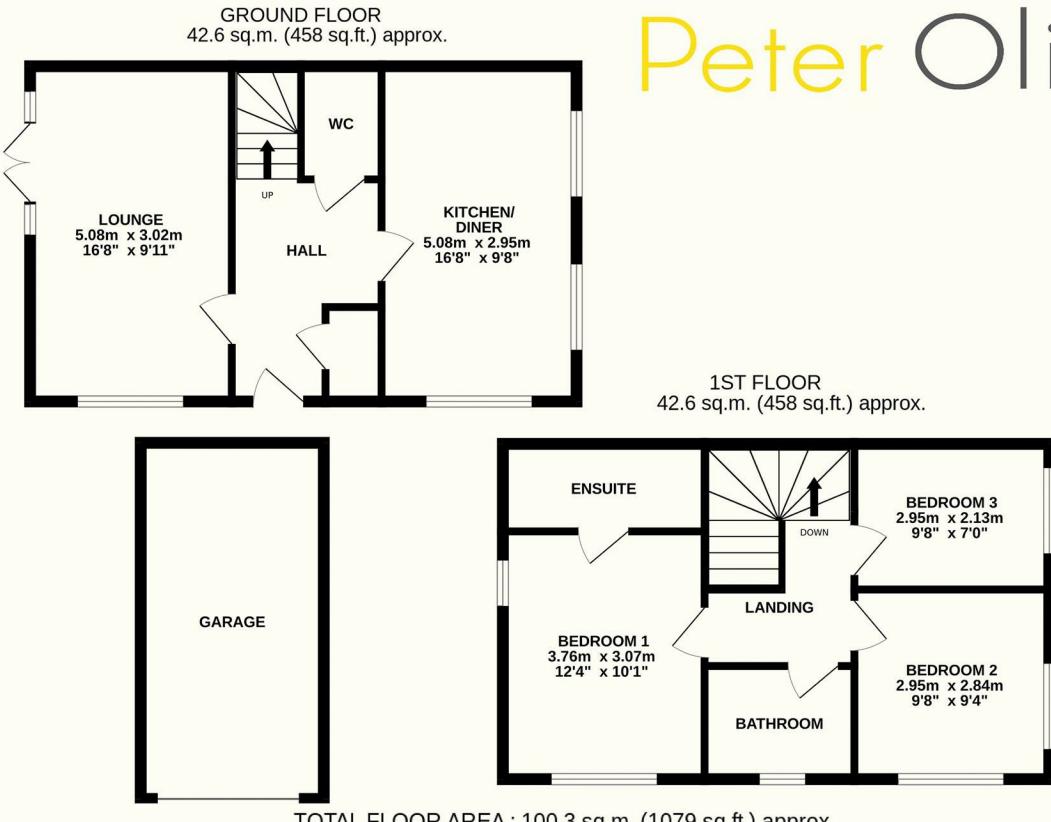
## Viewings

Viewings by arrangement only. Call 01825 701 030 to make an appointment.

## EPC Rating

B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	96	
(81-91) B	85	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



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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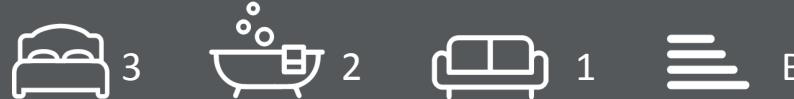
17 Wheatsheaf Avenue, Ridgewood, Uckfield, TN22 5FS

**£1,900 Per month**

- Large Three Bedroom Family Home
- Three Bedrooms (Master En-Suite)
- Sitting Room with Doors to Garden
- Driveway with Parking for Two Cars
- Available Immediately, Unfurnished
- Recently Built Ridgewood Place Development
- Open Plan Fully Equipped Kitchen/Dining Room
- South Facing Garden
- Single Garage with Overhead Storage
- EPC B - 85

# 17 Wheatsheaf Avenue, Uckfield TN22 5FS

This stunning semi-detached home, built in 2021 by Taylor Wimpey is a bright, spacious, and extremely well presented, located within the desirable Ridgewood Place Development on the outskirts of Ridgewood.



Council Tax Band: D



Ideally situated within walking distance of local amenities, public transport links, schools, and the High Street, this family home is in excellent condition and perfect for modern living.

The ground floor features a welcoming entrance hall with a handy cloaks cupboard, as well as a downstairs WC.

The spacious, double-aspect kitchen/dining room offers an attractive space for cooking and entertaining, with upgraded appliances enhancing the modern feel.

The double aspect sitting room benefits from French doors opening to the garden, creating a bright and airy atmosphere.

The property boasts three generously sized bedrooms, with the master enjoying the luxury of an en-suite shower room. A stylish family bathroom serves the other two bedrooms.

The south-facing garden is mainly laid to lawn, providing an ideal spot to enjoy afternoon sunshine. The garden patio leads directly to a rear gate, which provides access to the double length driveway with parking for two cars and a single garage with a pitched roof and overhead storage. This property is available to let immediately and viewing is advised.