

Uckfield 01825 703000  
Crowborough 01892 489000  
Heathfield 01435 511800

Peter Oliver



## Selby Gardens, Uckfield, TN22 5EF

- Renovated Detached Bungalow
- 3 Well-Proportioned Bedrooms
- New Jack & Jill Style Bathroom
- Open-Plan Lounge, Kitchen/Diner
- 2 Driveways, Garage, Outbuilding
- Wraparound Garden With Decking



### EPC RATING

Current:

70 | C

Potential:

87 | B

**£525,000**



## Selby Gardens, Uckfield, TN22 5EF

This modern and beautifully presented three-bedroom detached bungalow occupies a delightful and private plot at the end of a quiet cul-de-sac, enjoying a peaceful setting with no passing traffic. The property benefits from two driveways and a garage, along with attractive wraparound gardens to the front and rear. The gardens are well-established and thoughtfully designed, featuring a large decking area, greenhouse, and well-stocked flower beds with mature boundaries providing excellent privacy. A recently installed, substantial timber outbuilding is connected to both power and water, making it an ideal space for home working, hobbies, or housing additional appliances. Internally, the property offers an excellent footprint, with the standout feature being the spacious and light-filled open-plan kitchen/lounge/diner. This impressive family space boasts oak flooring, bi-fold doors opening directly onto the garden, and a sleek modern finish—perfectly suited to be the hub of the home. There are three well-proportioned double bedrooms, all served by a newly fitted Jack & Jill style family bathroom/en-suite, which is equally well presented and benefits from two toilets. Ideally located within a short walk of Uckfield's bustling high street, the property offers easy access to a range of shops, restaurants, and the railway station, which provides direct links to London. This superb home is sure to appeal to a wide range of buyers seeking modern, versatile accommodation in a convenient yet tranquil setting.

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## Park Side, Uckfield, TN22

Gross internal floor area (approx):  
114m<sup>2</sup> | 1227 ft<sup>2</sup>



FLOOR PLAN PRODUCED IN ACCORDANCE WITH RICS PROPERTY MEASUREMENT 2<sup>ND</sup> EDITION, ASSEMBLED FOR PETER OLIVER HOMES LIMITED. © NARAIC.CO.UK 2015



TENURE: FREEHOLD

COUNCIL TAX BAND: D

MAINTENANCE/SERVICE CHARGE: N/A

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