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Peter Oliver



Lewes Road, Ridgewood, TN22 5SL

- ▼ 3/4 Bedroom Detached
- ▼ Kitchen/Diner, Lounge
- ▼ Garage & Driveway
- ▼ Feature Front & Rear Gardens
- ▼ Stunning Covered Patio
- ▼ Well Presented



### EPC RATING

Current:

73 C

Potential:

86 | B

Offers In Excess Of:  
**£625,000**



## Lewes Road, Ridgewood, TN22 5SL

This is a wonderful family home situated within the highly sought after Ridgewood area to the south end of Uckfield town. Located just a short distance from the bustling high street with its mainline train station, this detached property comprises 3/4 bedrooms, three of which are arranged on the first floor served by a modern family bathroom. The fourth is located on the ground floor which could also be used as a study for those who work from home. Also on the ground floor is a central entrance hall with storage cupboard and w/c to side and provides access to all other living spaces. To the rear is a beautifully presented double aspect lounge enjoying bi-fold doors that open out to the impressive, covered patio. To the right side of the entrance hall, you lead into the generous kitchen/diner, also boasting a double aspect, fitted with a large selection of both wall and base units and a large space for a family dining table. Off the kitchen is a generous utility and storage space but could also be used for multiple other uses such as a small home gym. Outside, the property offers off road parking and leads to an attached single garage. Landscaped gardens wrap around this fantastic home with a large expanse of lawn found at the front. The rear garden enjoys a terrific porcelain tiled patio which is a great space to accommodate friends and family whilst the remainder of the garden is laid to lawn along with a selection of plants and shrubs giving the outside space a mix of colour.

Uckfield: 01825 703000  
Crowborough: 01892 489000  
Lettings: 01825 701030  
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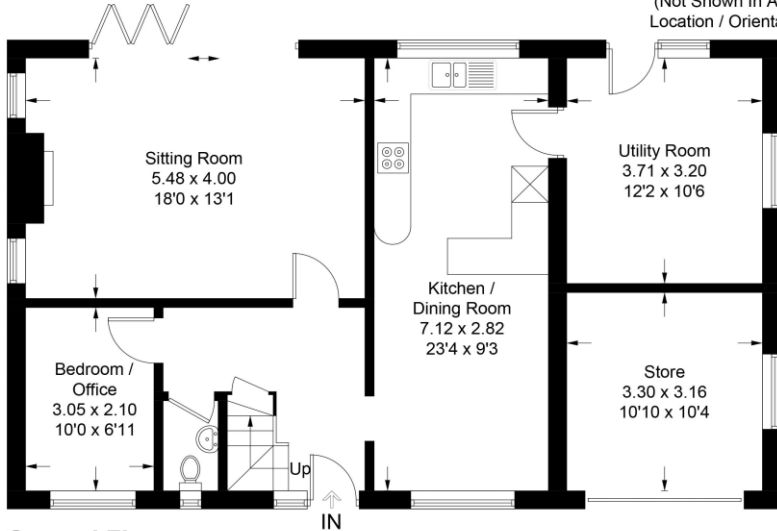
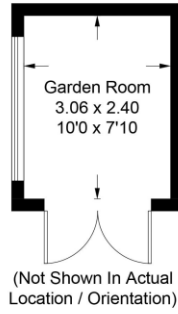


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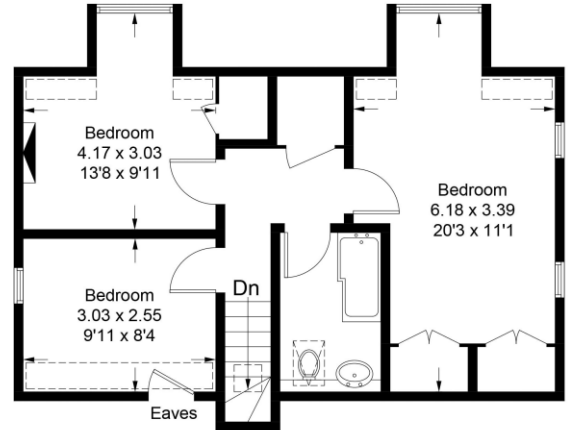
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Approximate Gross Internal Area = 136.4 sq m / 1468 sq ft  
Garden Room = 7.3 sq m / 78 sq ft  
Total = 143.7 sq m / 1546 sq ft

= Reduced headroom below 1.5m / 5'0



**Ground Floor**



**First Floor**

Illustration for identification purposes only, measurements are approximate, not to scale.  
Imageplansurveys @ 2024



TENURE: FREEHOLD

COUNCIL TAX BAND: F

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.