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Peter Oliver



Nightingales, East Hoathly, BN8 6DN

- ▼ Modern Detached House
- ▼ Four Double Bedrooms
- ▼ Bathroom & En-suite
- ▼ Three Reception Rooms
- ▼ Large Garden, Drive & Garage
- ▼ Close to Woodland Walks



EPC RATING

Current:

74 | C

Potential:

85 | B

Guide Price:

£600,000 - £625,000



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****GUIDE PRICE: £600,000 - £625,000**** If you are looking for a family home tucked away in a beautiful, quiet village then this property is for you! This four double bedroom, versatile, detached house boasts plenty of space to keep the whole family entertained, as well as being close to woodland walks and in a very popular modern development. As you walk through the front door you will see the amount of space on offer with a generous hallway with store cupboard, downstairs WC and study. Leading on from the hallway you have a fantastic sized living room with feature wood-burning stove with double doors leading to the dining room which has its own sliding doors out onto the garden. On the ground floor you will also find the modern kitchen with integrated appliances and a separate utility room. On the first floor there is a large hallway with four generous double bedrooms, the master benefiting from a built-in cupboard and en-suite shower room. The second bedroom has floor to ceiling built in wardrobes and the fourth bedroom also has the advantage of two built in cupboards. As you walk outside you will be blown away by the well-kept, large garden which has an array of sheds and a greenhouse. To the front of the house, you have a driveway for two cars and a single garage which can also be accessed from the house via the utility room.

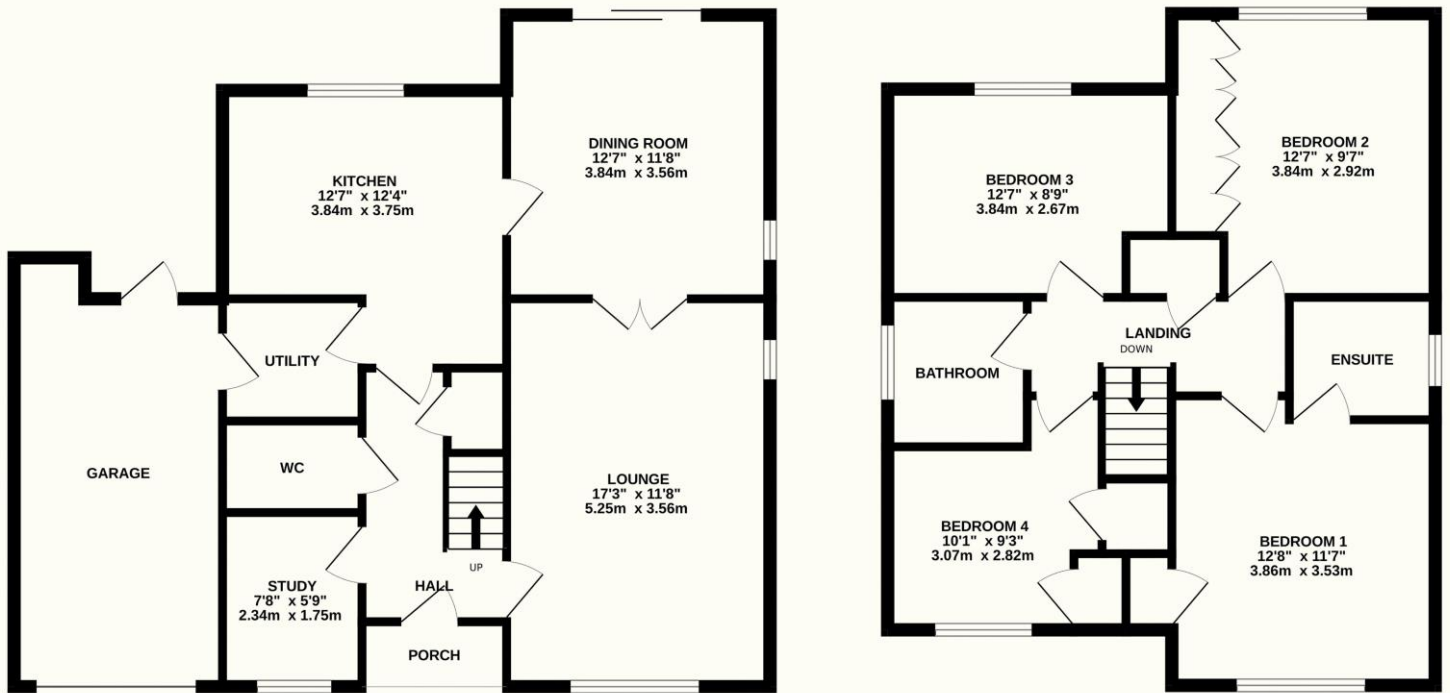
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Lettings: 01825 701030
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 The Property
Ombudsman

 The Property
Ombudsman
LETTINGS





TOTAL FLOOR AREA : 1495 sq.ft. (138.9 sq.m.) 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: F

MAINTENANCE/SERVICE CHARGE: £280 per annum

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