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Peter Oliver



Lashbrooks Road, Uckfield, TN22 2AY

- ▼ 3 Bedroom Detached House
- ▼ Extended to Ground Floor
- ▼ Superb Cul-De-Sac Location
- ▼ Lovely Rear Garden
- ▼ Driveway & Garage
- ▼ Close to Local School



EPC RATING

Current:

64 | D

Potential:

88 | B

£465,000

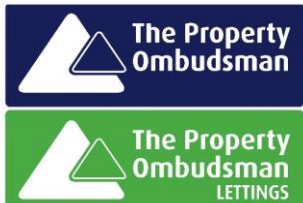


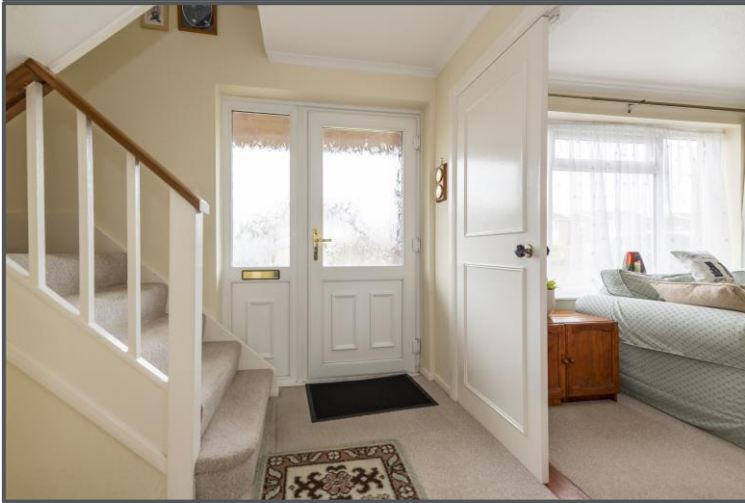
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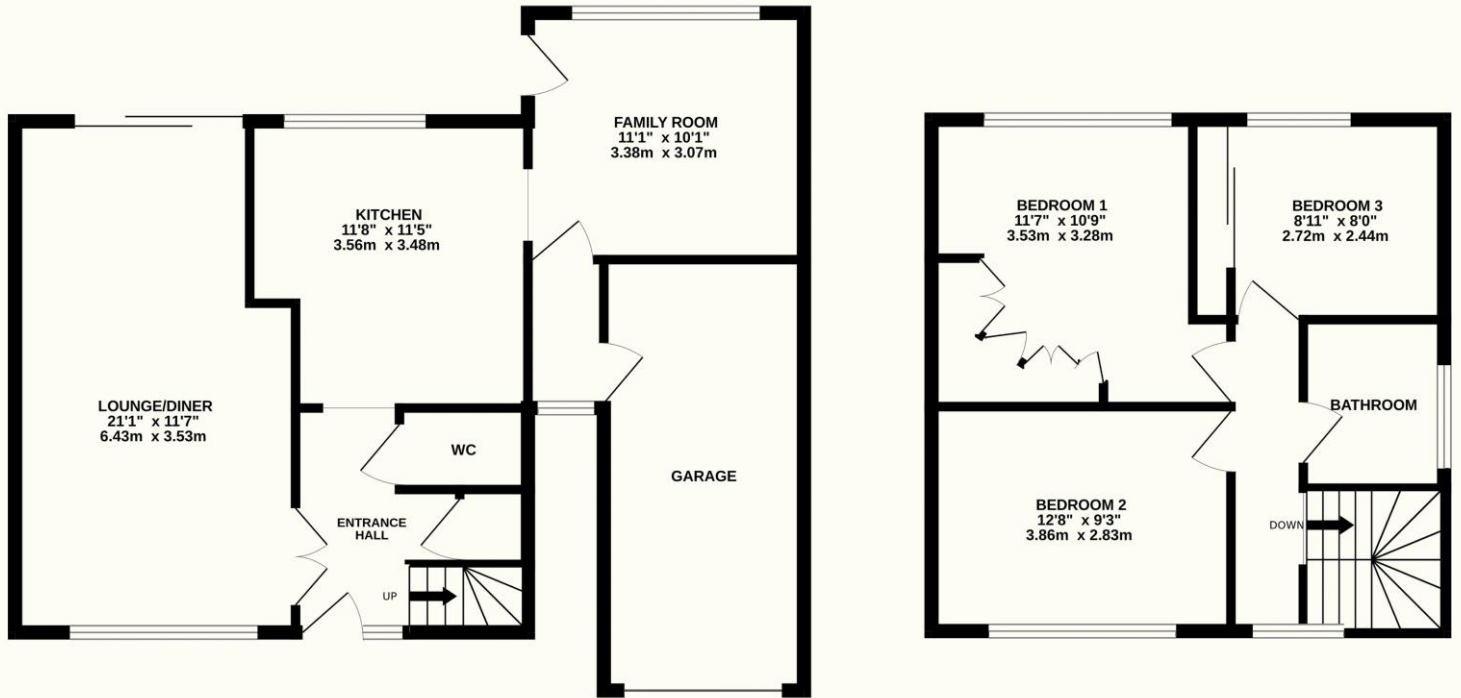
This three-bedroom detached home is nicely situated in a quiet cul-de-sac in the popular "Rocks Park" development in central Uckfield. The High Street is easily accessed on foot in just a few minutes as is the sought-after Rocks Park Primary School. Also close by are a range of shops, restaurants and a large local park. The property benefits from a ground floor extension and provides plenty of space for a family across a number of reception rooms and has a lovely private garden to the rear. There's a large entrance hall, a large dual-aspect lounge/diner, a kitchen with plenty of storage, a dining room off the kitchen, a lobby connecting the dining room to the garage and a downstairs WC. The garage is a welcome benefit with cupboards and a work surface. There's space for a fridge and chest freezer and plumbing for a washing machine. This additional storage space could also be converted (subject to planning consents) for more living space if required. Upstairs are two double bedrooms and a single third, along with a family bathroom all presented very nicely indeed. The rear garden is a lovely asset of the property and provides a decent lawn and patio enclosed by fencing and hedges which makes it perfect for families with children. Finally, there is side access and a driveway that would accommodate multiple vehicles with ease making this an excellent prospect for a range of potential buyers.

Uckfield: 01825 703000
Crowborough: 01892 489000
Lettings: 01825 701030
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TOTAL FLOOR AREA : 1177 sq.ft. (109.4 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: E

MAINTENANCE/SERVICE CHARGE: N/A

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