

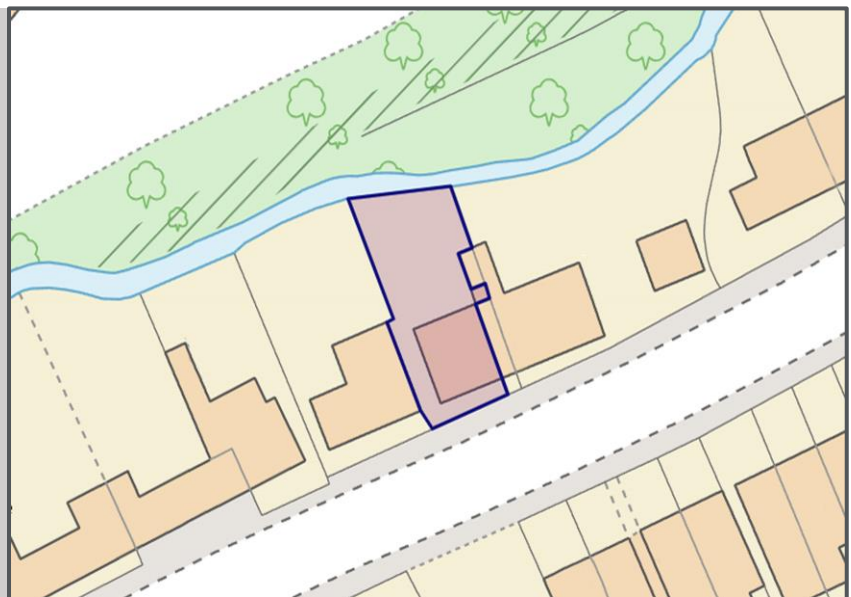
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Peter Oliver



Western Road, Crowborough, TN6 3EJ

- 2/3 Bedroom Character House
- Semi Detached
- Separate Lounge & Dining Room
- Good Size Kitchen
- Cellar and Boarded Loft Space
- 2 Level Garden



EPC RATING

Current:

48 E

Potential:

75 C

£325,000



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Wow – This house is more than meets the eye! On first impression you would expect this to be a quaint, smallish cottage but the reality is quite different. This splendid 2/3 bedroom home is actually rather big with features you wouldn't expect in the form of a cellar and the useful loft space. You enter into the lovely lounge area and this in turn leads into the dining room at the rear. From here there are the stairs ascending up to the first floor and a door to the stair descending into the basement. To the other side of the dining room there's a further door that allows access into the spacious kitchen. On the ground floor you will also find the modern bathroom. The cellar is just one room and has a window into the rear garden and is a good useable space. On the first floor there are three good size rooms, with the main bedroom to the front and the other two rooms running off each other to the rear. From the landing there is a loft hatch with pull down ladder to access the loft space. The loft is great storage and has been boarded, carpeted and there's even a window making this another bright space. To the rear the garden is on two levels, the first is mainly lawned with a small patio area and a shed. Then there are steps down to a vert private area of decking and there's a view down towards the pleasant stream.

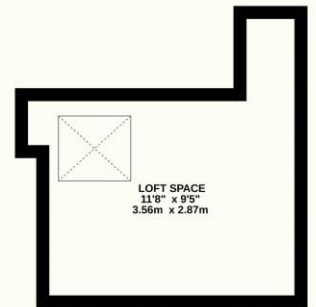
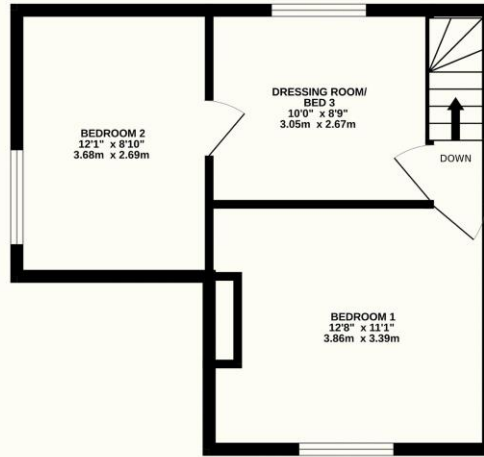
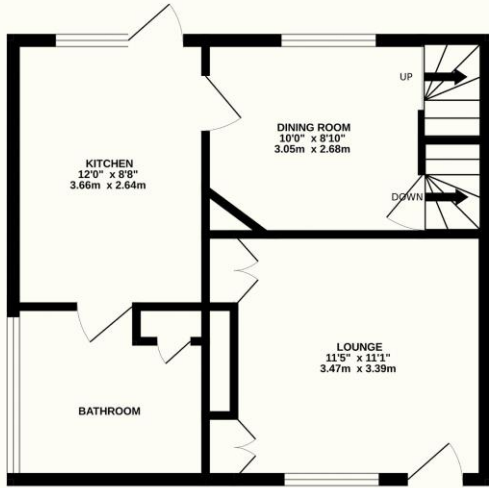
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Peter Oliver

 The Property
Ombudsman

 The Property
Ombudsman
LETTINGS





TOTAL FLOOR AREA : 1014 sq.ft. (94.2 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: C

MAINTENANCE/SERVICE CHARGE: N/A

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