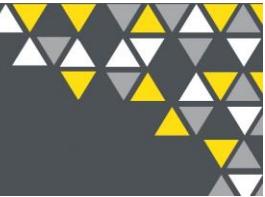


01825 703000 / 01892 489000
info@peteroliverhomes.co.uk

Peter Oliver



Old Common Way, Uckfield, TN22 5GW

- ▼ Superb Family Home
- ▼ 4 Bedrooms
- ▼ Feature Kitchen/Dining/Family Room
- ▼ 2 Bathrooms, 3 Toilets
- ▼ Secluded Rear Garden
- ▼ Driveway & Garage



EPC RATING

Current:
77 | C

Potential:
86 | B

Offers Over
£500,000



Old Common Way, Uckfield, TN22 5GW

Superb, exquisite, beautifully presented. These are just a few words to describe this magnificent family home. The property was built just over 10 years ago within the desirable Fernley Park development and is within easy reach of local amenities, Uckfield high street, schools and mainline train station to London. The property boasts a wealth of modern features including a large, extended, and open plan kitchen/dining/family room enjoying an enormous collection of cupboards including a large central island with further thoughtfully designed storage cupboards and drawers beneath. This is the perfect space for family and friends to enjoy all together, whatever the occasion. A generous entrance hall invites you in with a w/c to side and useful storage cupboard is located under the stairs. A wonderful triple aspect living room is found to the right of the entrance hall benefitting from a delightful outlook over the developments pretty duck pond. Bespoke shutters are fitted throughout downstairs giving the rooms a sense of richness and privacy. Upstairs are four exceptionally well-proportioned bedrooms along with a family bathroom, plus an en-suite shower room is to be enjoyed by the main bedroom. Outside, a driveway for two cars leads to a single garage that is already equipped with an electric car charging point. The walled garden is of low maintenance enjoying a secluded patio, an area of lawn and further level laid with artificial grass benefitting from an enviable southerly aspect. This really is a terrific home and must be viewed to appreciate everything it has to offer.

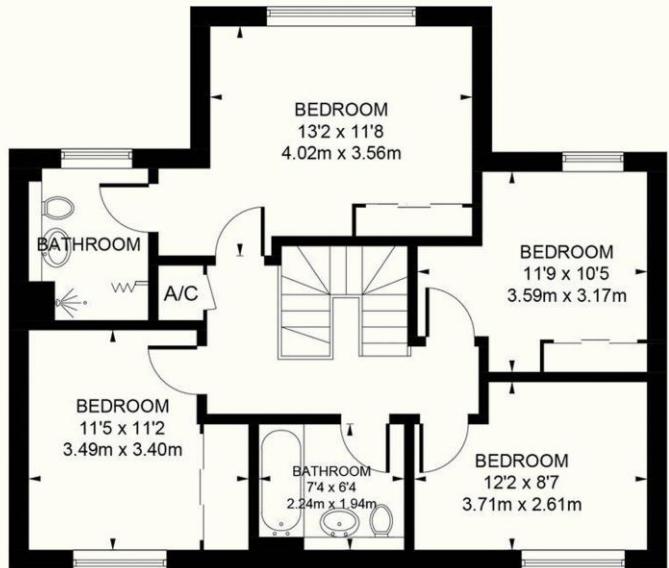
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Old Common Way, Uckfield, East Sussex, TN22

Approximate Gross Internal Area = 137.0 sq m / 1475 sq ft

Garage = 15.0 sq m / 161 sq ft

Total = 152.0 sq m / 1636 sq ft



TENURE: FREEHOLD

COUNCIL TAX BAND: F

MAINTENANCE/SERVICE CHARGE: £600 per annum

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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.