

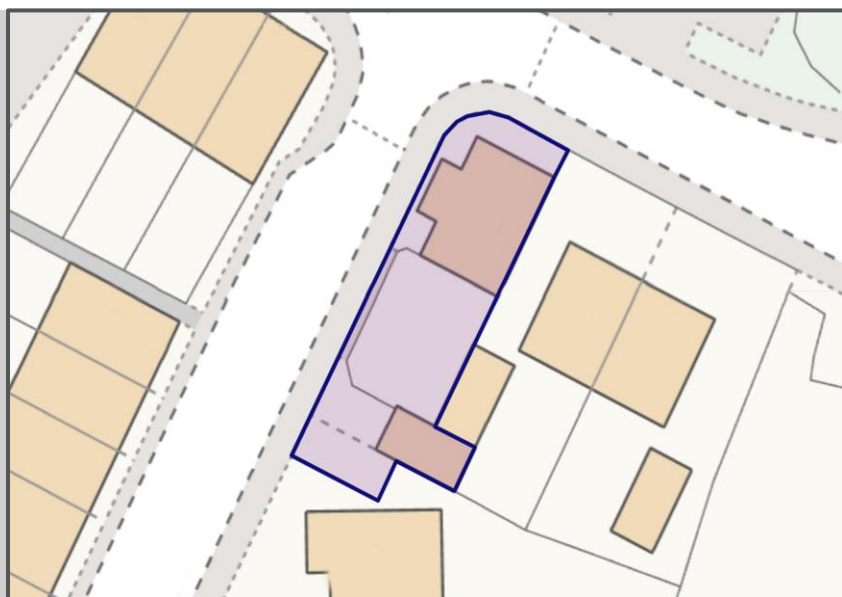
Uckfield 01825 703000
Crowborough 01892 489000
Heathfield 01435 511800

Peter Oliver



Russet Grove, Horam, TN21 0FL

- ▼ 4 Bedroom Detached Home
- ▼ Private Garden
- ▼ Garage & Driveway
- ▼ Kitchen/Diner
- ▼ Large Lounge
- ▼ En-suite, Cloakroom



EPC RATING

Current:

83 | B

Potential:

94 | A

£425k - £450k



Russet Grove, Horam, TN21 0FL

Located in a quiet, desirable residential area just a short walk from Horam High Street, this well-proportioned detached house offers spacious family living with excellent local amenities and transport links nearby. The ground floor features a generous sitting room with dual-aspect windows, providing plenty of natural light and space for relaxation or entertaining. A large kitchen/diner opens directly onto the rear garden, making it ideal for family meals and indoor-outdoor living. There is also a convenient entrance hall with storage and a separate WC. Upstairs, the property offers four bedrooms. The master bedroom includes a modern en suite shower room, while the remaining three bedrooms are served by a stylish family bathroom. All rooms are well-lit and functional, ideal for children, guests, or a home office. There is also an attic is fully boarded out with lights and power and available for storage. Outside, the home benefits from a private, enclosed walled garden offering a secure and tranquil outdoor space. A driveway provides off-road parking for two cars, and there is a detached garage for additional parking or storage needs. The property is within walking distance of shops, cafés, and services on Horam High Street. Excellent bus connections, a nearby play park, recreation ground, and Horam Golf Club make this an ideal location for families and active lifestyles.

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Crowborough
Heathfield

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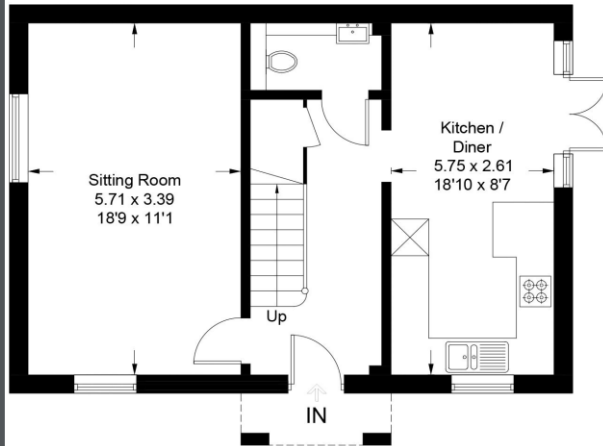




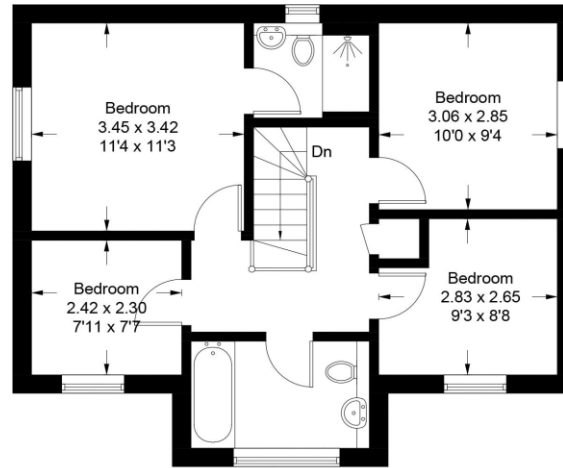
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Approximate Gross Internal Area = 100.3 sq m / 1080 sq ft
Garage = 19.5 sq m / 210 sq ft
Total = 119.8 sq m / 1290 sq ft



Ground Floor



First Floor

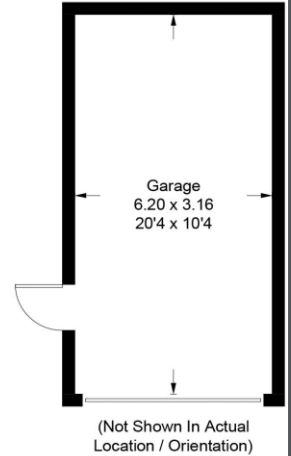


Illustration for identification purposes only, measurements are approximate, not to scale.
Imageplansurveys @ 2025



TENURE: FREEHOLD

COUNCIL TAX BAND: D

MAINTENANCE/SERVICE CHARGE: £320pa

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info@peteroliverhomes.co.uk

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