



Mutton Hall Hill, Heathfield, TN21 8FD

- ▼ **1 Bed Upper Floor**
- ▼ **Allocated Parking Space**
- ▼ **Juliet Balcony, Communal Garden**
- ▼ **No Onward Chain**
- ▼ **Double Bedroom**
- ▼ **Walking Distance To Town**



**EPC RATING**

Current:  
81 | B

Potential:  
81 | B

**£185,000**



## Mutton Hall Hill, Heathfield, TN21 8FD

This bright and well-presented first-floor flat has been freshly redecorated and recarpeted throughout and offers modern, comfortable living in a quiet and peaceful setting, set back from the road, and is offered to the market with NO ONWARD CHAIN. The property features a spacious open-plan kitchen and living area with a Juliet balcony, allowing plenty of natural light to flood the space. The kitchen benefits from good cupboard storage and generous worktop space, while the living area is large enough to comfortably accommodate both lounge furniture and a dining table, making it ideal for everyday living and entertaining. There is a well-proportioned double bedroom, providing a calm and relaxing retreat, and a modern bathroom completes the accommodation. Further benefits include allocated parking, access to a communal garden, and a tranquil position away from traffic noise. The property also offers gas central heating and double glazing. This attractive flat is ideal for first-time buyers, professionals, or investors and is ready to move straight into.

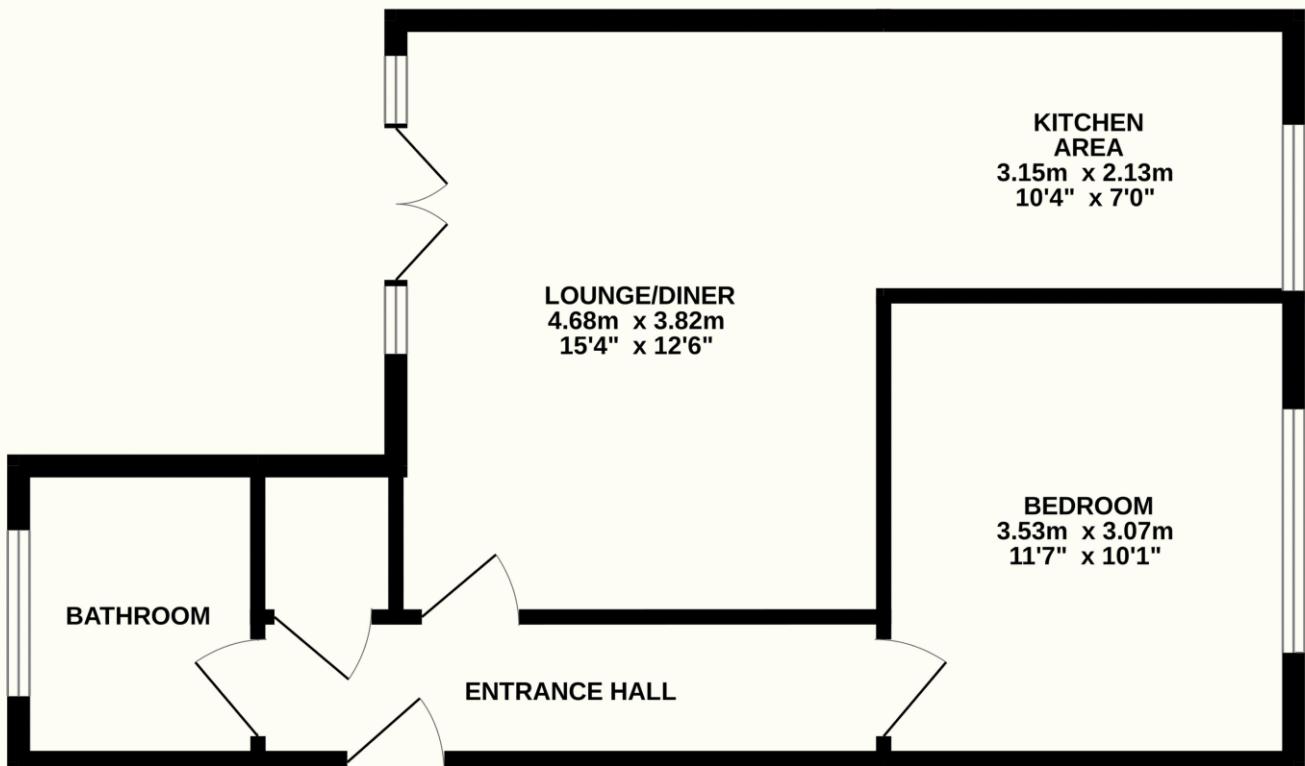
Uckfield: 01825 703000  
Crowborough: 01892 489000  
Lettings: 01825 701030  
[Info@peteroliverhomes.co.uk](mailto:Info@peteroliverhomes.co.uk)

Peter Oliver





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**TOTAL FLOOR AREA : 47.8 sq.m. (514 sq.ft.) 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: LEASEHOLD**  
**ANNUAL SERVICE CHARGE: 90pcm**  
**GROUND RENT: 150pa**  
**COUNCIL TAX BAND: A**  
**LEASE LENGTH: 105**

## Details provided by owners and would need to be verified before purchase

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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