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Peter Oliver



Forest Rise, Crowborough, TN6 2EP

- ▼ Extended Semi Detached
- ▼ 3 Bedroom Family Home
- ▼ 2 Reception Rooms
- ▼ Good Size Lounge/Diner
- ▼ Secluded Gardens
- ▼ Popular Residential Area



EPC RATING

Current: **I** Potential:
EPC Awaited

£340,000



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A modern and well-presented three bedroom semi-detached home with attractive gardens located in a popular position within walking distance of Crowborough railway station, a Sainsbury's Local, and both primary and secondary schools. The rear and side gardens are a particular feature with a secluded lawned area to the side, rear and front, all enjoying a pleasant semi-rural outlook. The accommodation comprises in brief on the ground floor, a large porch, an entrance hall which opens into a handy study, lounge/diner and a modern kitchen with built-in oven and hob. From the entrance hall, a staircase rises to the first floor landing, three bedrooms and a modern bathroom. Additional features include gas fired central heating and UPVC double glazed windows. As mentioned, the mainline train station is approximately 0.4 miles away and offers a regular service into London Bridge.

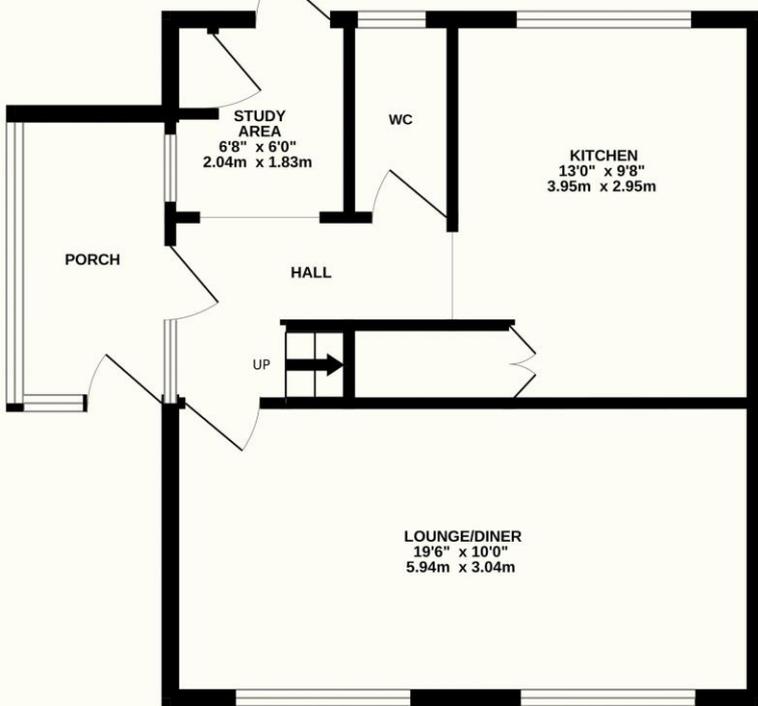
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Crowborough: 01892 489000
Lettings: 01825 701030
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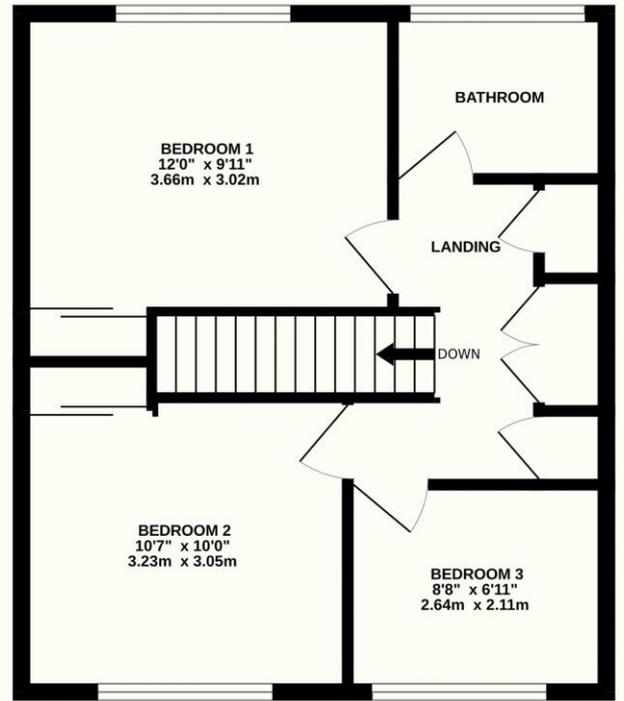




GROUND FLOOR
500 sq.ft. (46.5 sq.m.) approx.



1ST FLOOR
450 sq.ft. (41.8 sq.m.) approx.



TOTAL FLOOR AREA : 950 sq.ft. (88.3 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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