Banfield Estate Agents

2 Roselea

Crowborough, TN6 2UE

Asking Price £365,000

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This charming, bay-fronted, character home is situated along a quiet, sought-after, no-through lane, moments away from Crowborough town centre. Roselea presents a rare opportunity to acquire a home full of warmth, charm and exciting potential in an convenient setting.

Perfect for those who value both convenience and character, this attractive two double bedroom home offers the ideal canvas for personalisation. Behind its pretty façade, you'll find generous living spaces with high ceilings and period features, including a lovely cast iron fireplace in the sitting room.

A separate dining room, complete with feature fireplace, provides an inviting setting for entertaining or family meals, while the adjoining kitchen offers a traditional layout with clear scope for modernisation, allowing you to truly make the home your own.

Upstairs, two spacious double bedrooms are accompanied by a large family bathroom and a separate WC — with potential to reconfigure as a modern en-suite to the master bedroom.

Outside, the sunny rear garden is a real highlight: enclosed, beautifully level, and bordered with mature hedging and colourful planting, creating an idyllic space for outdoor relaxation. A brick-built outbuilding offers versatile use, whether as a workshop, office, or garden room.

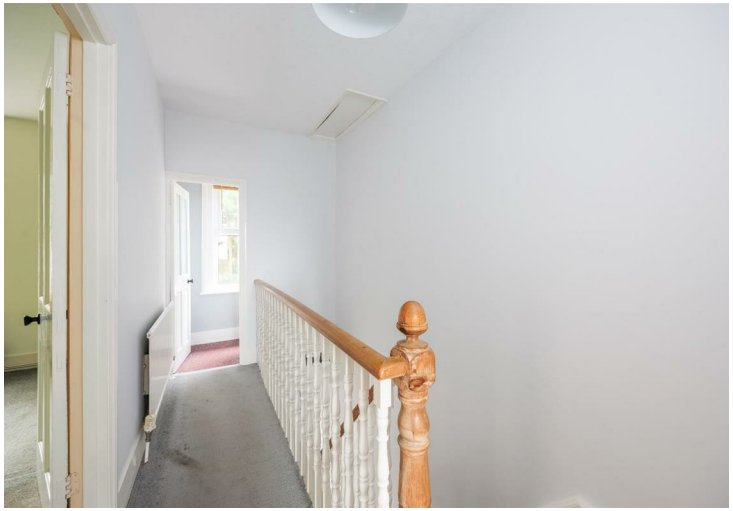
To the front, a neat garden area enhances the property's kerb appeal and offers scope to create off-road parking, subject to the necessary permissions — a valuable addition in such a central location.

This is a home where lifestyle meets opportunity, with everything from countryside rambles in the Ashdown Forest to local shops, schools, and mainline rail connections to London all within easy reach.

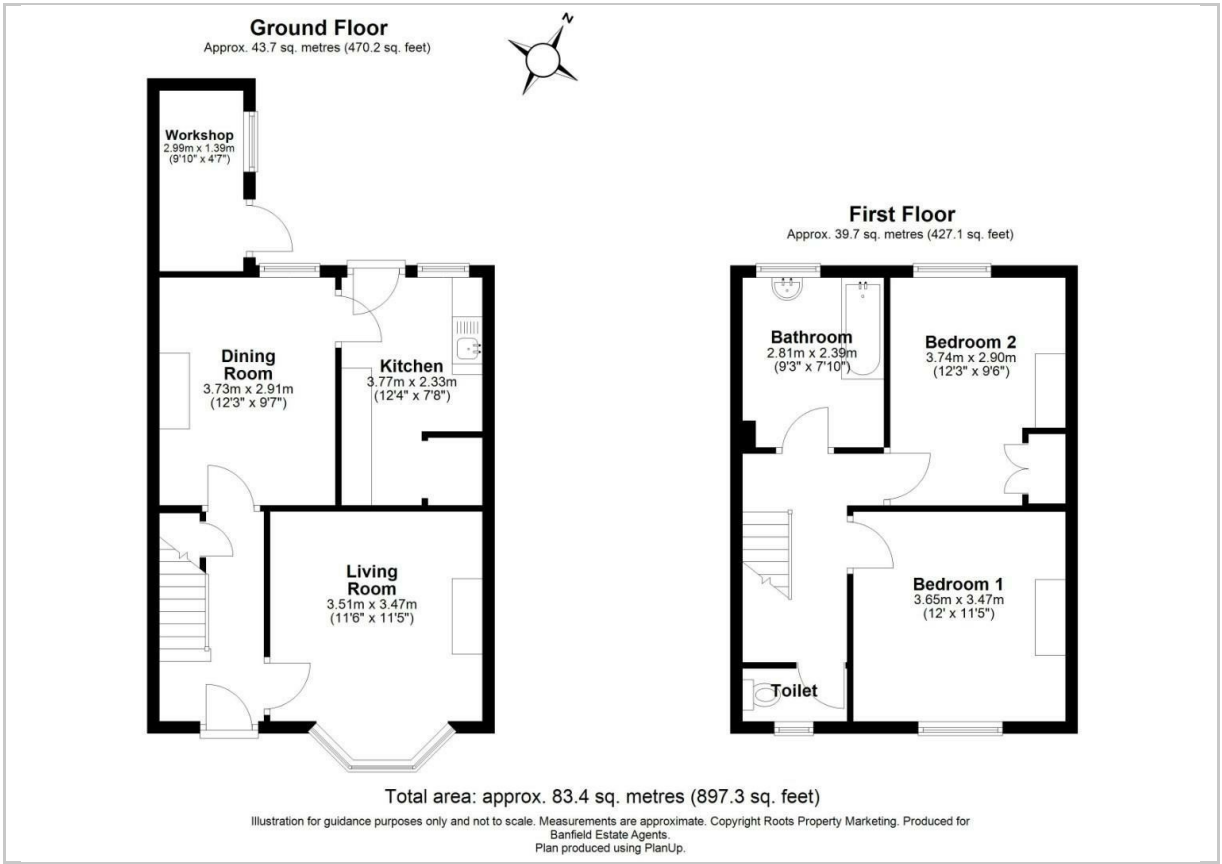
The property offers excellent access to Crowborough town centre and a large recreation ground. The nearby leisure centre is also within easy reach.
Crowborough boasts a wide range of shopping facilities, including supermarkets, banks, independent shops, and a good choice of schooling for all age groups, with a sixth form community college and highly regarded primary schools.

The magnificent 6,000-acre Ashdown Forest, famously known as the inspiration for A.A. Milne's Winnie the Pooh stories, is just a short distance away, offering miles of scenic walks and bridleways.

The Royal Spa town of Tunbridge Wells, with its theatres, shopping, and leisure facilities, is approximately 8 miles away, while the south coast resorts of Eastbourne and Brighton can both be reached by road in around an hour.

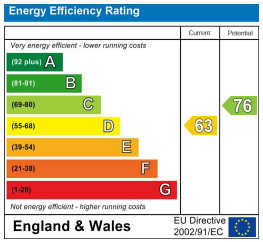


Floor Plan



Area Map

Energy Efficiency Graph



Viewing

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