



39 Kings Court Mill Lane
Crowborough, TN6 1DY
Asking Price £235,000



Spacious Ground Floor Apartment in Prime Town Centre Location

This generously proportioned two-bedroom ground floor apartment is nestled in the heart of a highly regarded and well-maintained development. With its superb location—just moments from the town centre and benefiting from direct rear access to Waitrose—this home presents the perfect blend of convenience, comfort, and potential.

As you step through the private entrance, you're greeted by a spacious hallway complete with built-in storage, setting the tone for the apartment's practical layout and easy flow.

The dual-aspect living/dining room is bathed in natural light thanks to large windows and a glass door that opens directly onto the beautifully kept communal gardens—a peaceful green space ideal for morning coffees or a moment of calm.

The separate kitchen offers ample cabinet space and a practical layout, with views to both the front and side of the property. There is plenty of scope to reimagine a more open-plan design if desired.

Both bedrooms are well-proportioned doubles, both light and airy. The family bathroom completes the internal accommodation, with its stylish contemporary design is a great place to relax at the end of a busy day.

Further benefits include:

Garage en bloc

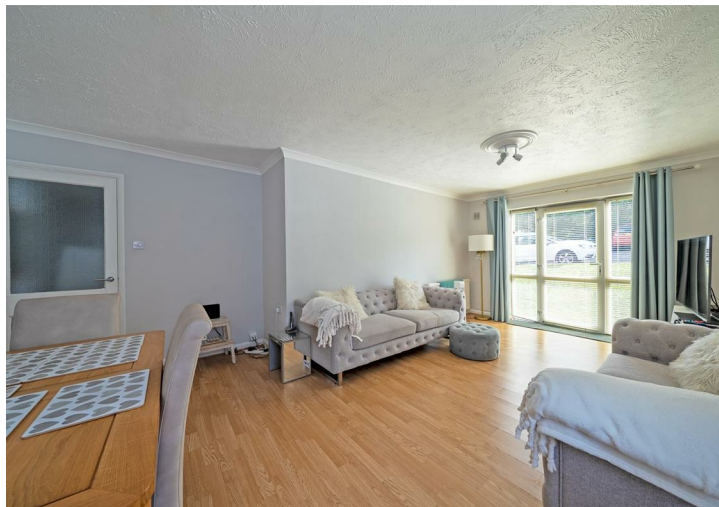
Share of Freehold

Private rear access to Waitrose

Well-kept communal gardens

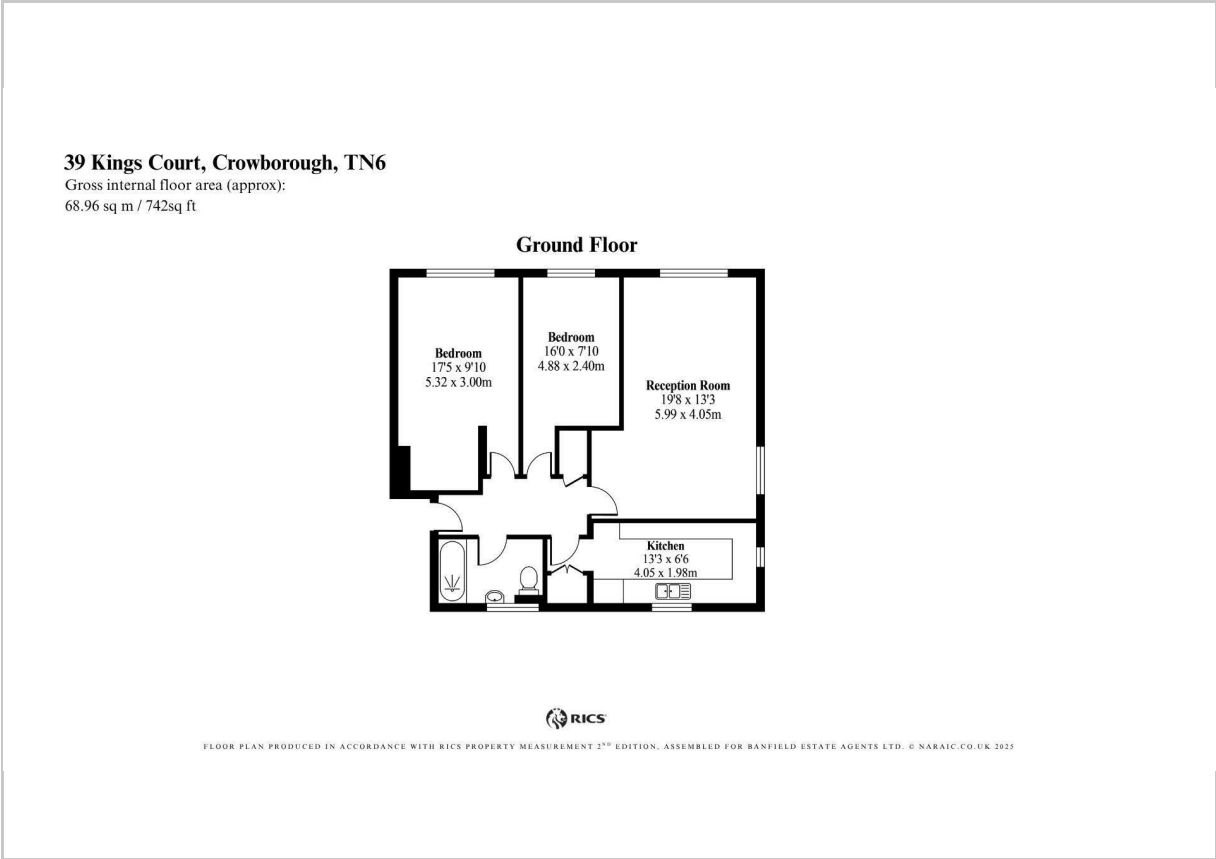
999-year lease from 1975

Low monthly maintenance charge of £10 pcm





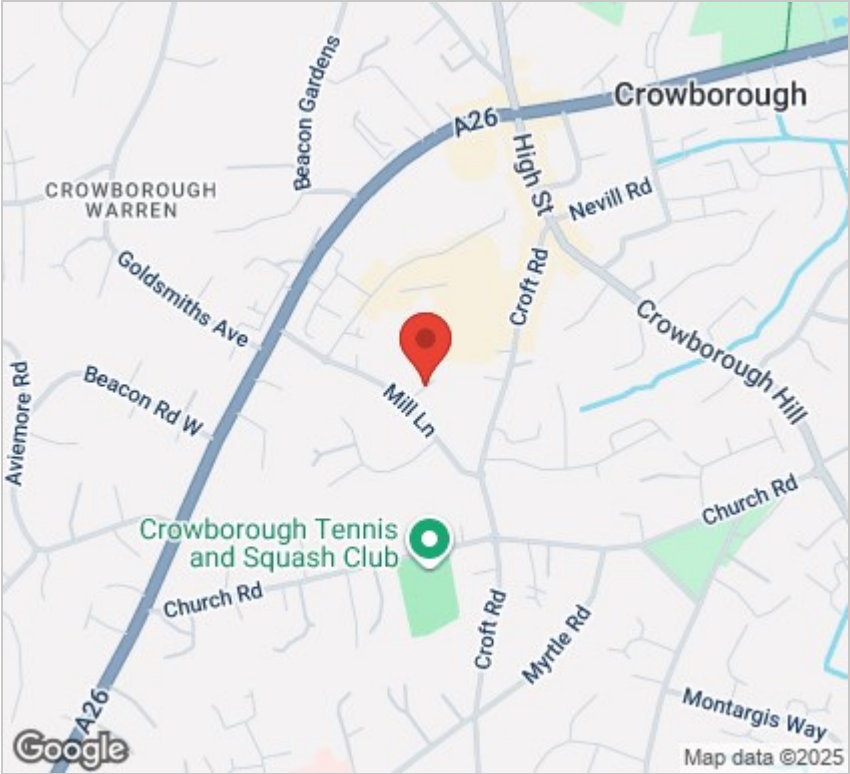
Floor Plan



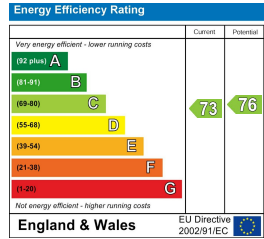
Viewing

Please contact our Banfield Estate Agents Office on 01892 653333 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



We have not tested any services, appliances, equipment or facilities and nothing in these particulars shall be deemed to be a statement that they are in good working order or that the property is in good structural condition or otherwise. These particulars are intended to give a fair description of the property, as a guide to prospective buyers. Accordingly a) their accuracy is not guaranteed and neither Banfield Residential Sales and Lettings Limited nor the Vendor(s) accept any liability in respect of their contents. b) they do not constitute an offer or contract of sale. c) None of these statements contained in these particulars is to be relied upon as a statement or representation of fact. d) any prospective purchaser should satisfy themselves by inspection or otherwise as to the correctness of any statement or information in these particulars, and e) the Vendor(s) do not make or give and neither Banfield Residential Sales and Lettings Limited nor any person in their employment has any authority to make or give any representation or warranty whatsoever in relation to this property.

01892 653333

The Broadway Crowborough, East Sussex, TN6 1DE
info@banfieldresidential.com | www.banfieldresidential.com