



OAKFIELD



Old Vicarage Close, Horam, Heathfield

Price Guide £270,000



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Price Guide: £270,000 - £290,0000

Tucked away within a small and highly desirable gated development in the heart of Horam Village, this beautifully presented two double bedroom end of terrace home offers stylish, modern living in a wonderfully convenient setting.

The property has been thoughtfully maintained and enjoys a bright and welcoming feel throughout. The spacious lounge/dining room provides an excellent space for both relaxing and entertaining, with doors opening directly onto the enclosed rear garden, creating a seamless connection between indoor and outdoor living.

The fitted kitchen is both practical and contemporary, offering ample storage and workspace, whilst a useful ground floor cloakroom adds further convenience.

Upstairs, the property continues to impress with two generous double bedrooms and a beautifully presented family bathroom finished in a modern style.

Outside, the enclosed rear courtyard garden provides a low-maintenance and private outdoor retreat, perfect for summer evenings, entertaining guests or simply unwinding. The property further benefits from allocated parking, visitor parking and attractive communal surroundings.

Positioned within easy reach of local shops, amenities and bus routes, the property is also ideally located for enjoying the nearby countryside walks, fishing lake and leisure facilities that make Horam such a popular place to live.

This is a fantastic opportunity for first time buyers, second time movers or those seeking a stylish, low-maintenance home within a well-connected village location.

Viewing highly recommended.





Living Room
16'1" x 11'9" (4.90m x 3.58m)

Kitchen
12'3" x 8'3" (3.73m x 2.51m)

WC
4'7" x 3'3" (1.40m x 0.99m)

Bedroom One
14'4" x 11'7" (4.37m x 3.53m)

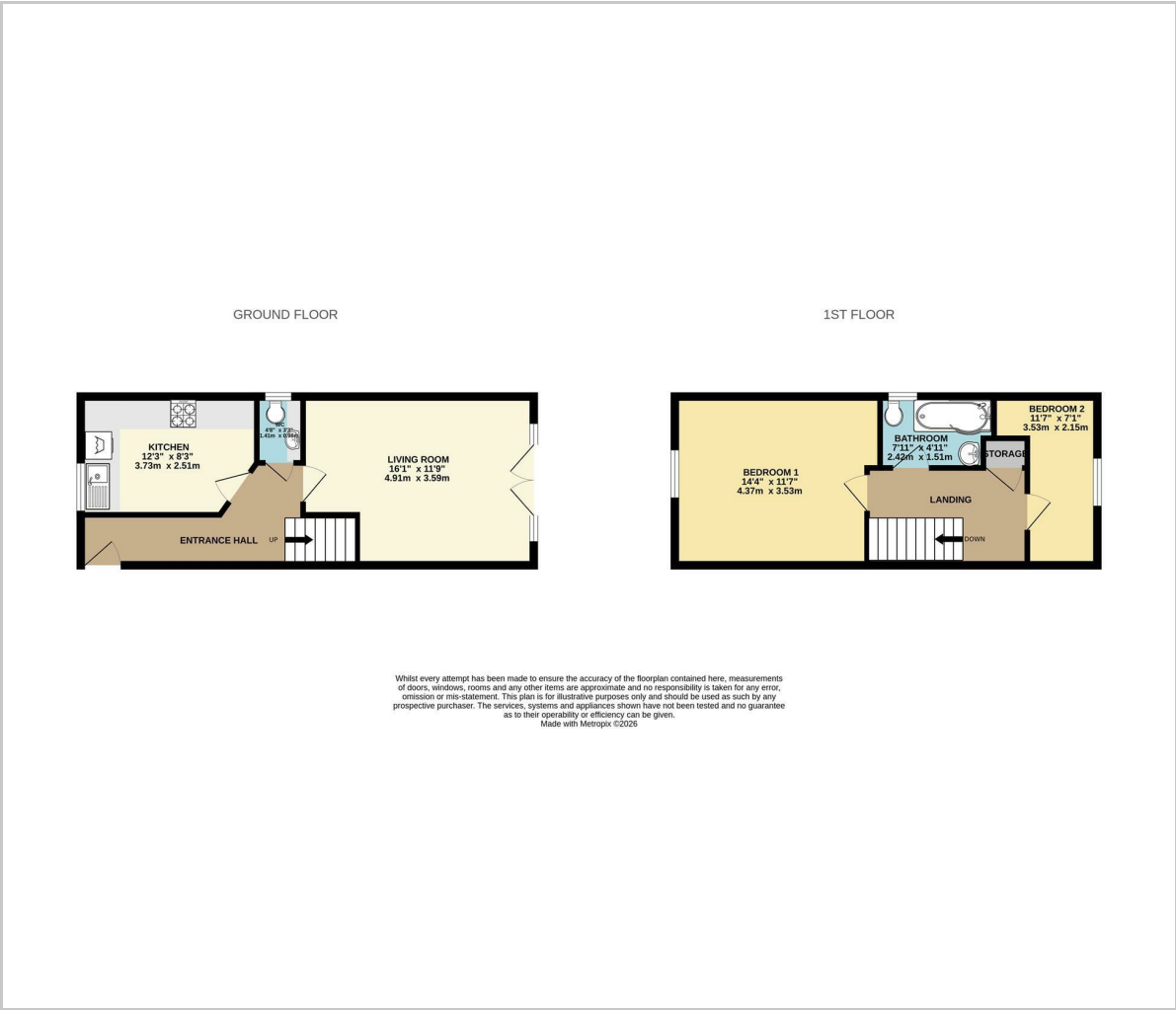
Bedroom Two
11'7" x 7'1" (3.53m x 2.16m)

Bathroom
7'11" x 5'0" (2.41m x 1.52m)

Council Tax Band C - £2,425.27 Per Annum



Floor Plan

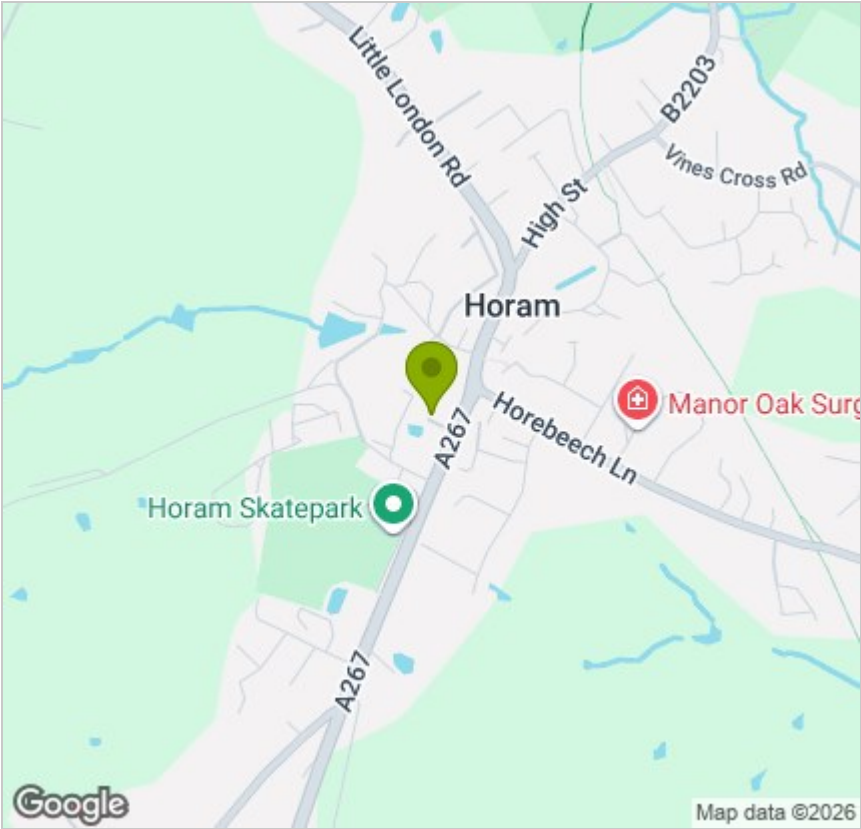


Viewing

Please contact us on 01435 864233 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

