

OAKFIELD

Shelduck Avenue, Uckfield, TN22 5JW

Price Guide £325,000

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Shelduck Avenue,
Uckfield, TN22 5JW

PRICE GUIDE OF £325,000-£350,000!!!
Set within a thoughtfully designed modern development, perfectly positioned for Harlands Primary School, the local doctor's surgery and open countryside, this attractive two-bedroom semi-detached home offers stylish, contemporary living in a highly sought-after location.

From the moment you arrive, you'll be impressed by the generous driveway running along the side of the property, providing ample off-road parking, alongside a well-maintained front garden with a pathway leading to the entrance.

Step inside to a bright and welcoming hallway that immediately sets the tone for the rest of the home. The entrance hall provides access to a convenient cloakroom, the staircase to the first floor, and a spacious, light-filled living room – the perfect place to relax and unwind.

To the rear, the home opens into a stylish open-plan kitchen/dining room, creating a fantastic space for everyday family life and entertaining alike. French doors lead directly onto the generous rear garden, seamlessly blending indoor and outdoor living.

Upstairs, you'll find two well-proportioned double bedrooms, both served by a contemporary family bathroom.

Outside, the rear garden offers a good degree of privacy and an excellent space for children to play, summer barbecues with friends and family, or simply enjoying the outdoors. A fantastic children's play area is also just around the corner, making this an ideal home for young families.

Beautifully presented throughout and occupying an enviable position within this popular development, this superb home is ready to move straight into and is sure to appeal to first-time buyers, young families and downsizers alike.

























Living Room
15'0" x 9'5" (4.57m x 2.87m)

Kitchen/Dining Room
12'8" x 8'1" (3.86m x 2.46m)

WC
4'9" x 4'5" (1.45m x 1.35m)

Bedroom One
12'8" x 8'5" (3.86m x 2.57m)

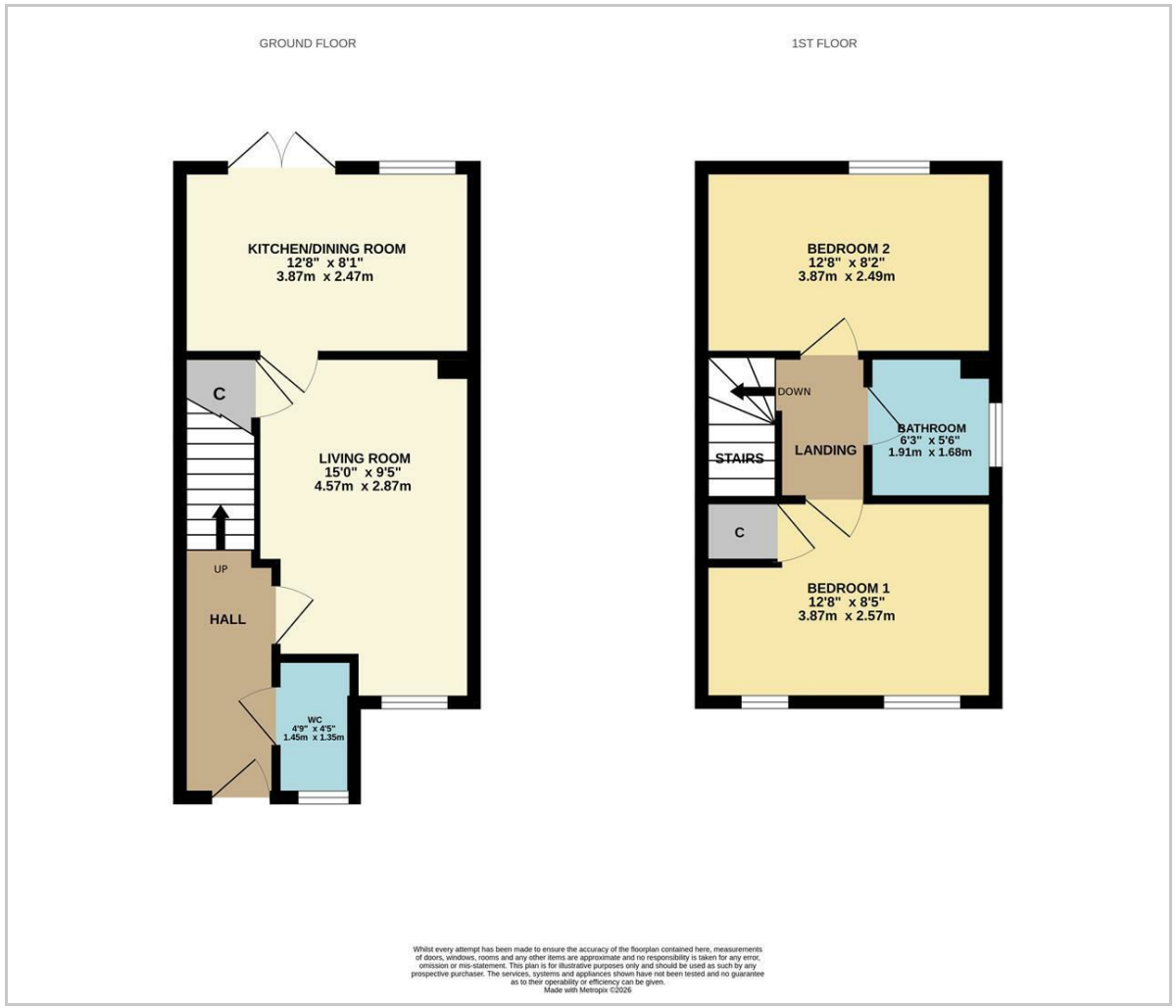
Bedroom Two
12'8" x 8'2" (3.86m x 2.49m)

Bathroom
6'3" x 5'6" (1.91m x 1.68m)

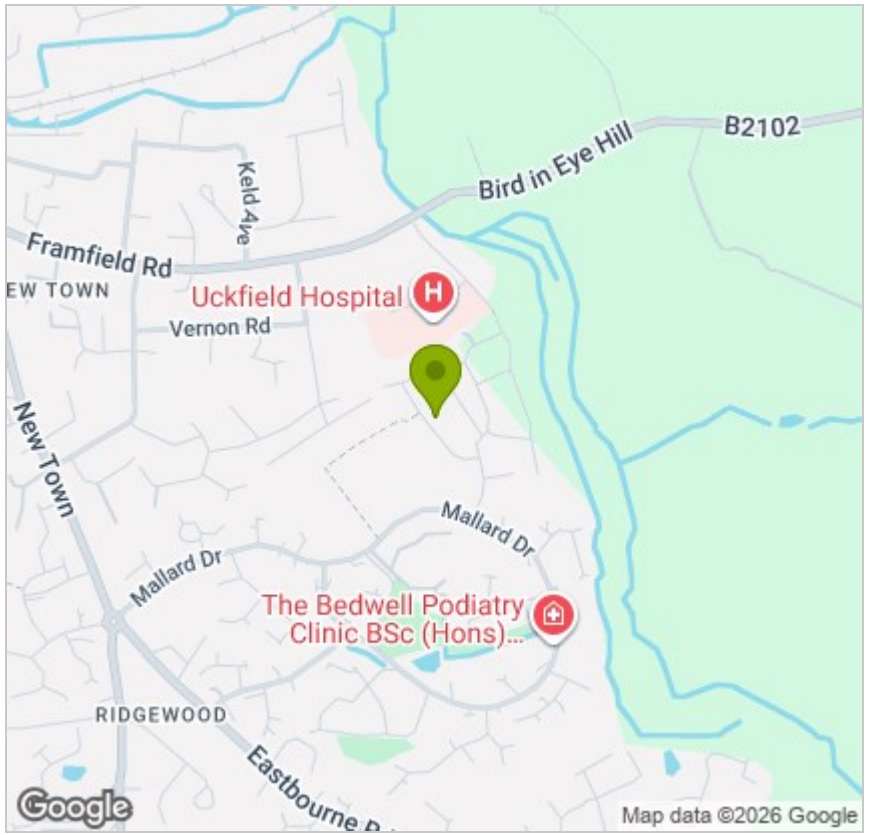
Council Tax Band C - £2,425.27 Per Annum

Additional Information
Please be aware that the property has a yearly estate charge of £240

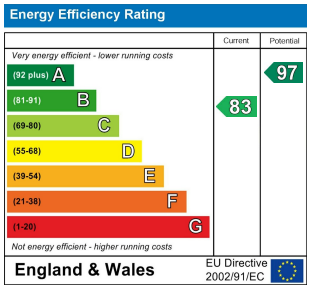
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact us on 01825 762132
if you wish to arrange a viewing appointment for this property or require further information.

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