



Flat 1, The Oasthouse, 54 New Town
Uckfield

Offers in Region of **£175,000**

**MANSELL
McTAGGART**
— Trusted since 1947 —

Flat 1

The Oasthouse, Uckfield

A unique and highly characterful 1 bedroom maisonette enviably positioned close to the heart of the town centre a short stroll to the shops, restaurants and main line station with a communal garden and parking.

This former Oast House boasts a wealth of period features, is offered with no onward chain and benefits from, in brief, on the ground floor; a private front door leading to an entrance lobby with space for coats and shoes, a staircase rises to the first floor, offering; a generous bedroom, a family bathroom, a kitchen dining area with a range of matching units to eye and base level and a peninsula breakfast bar. A few steps leads up to the sitting area.

Outside offers a communal garden and parking to the rear of the building.

Council Tax band: B

Tenure: Leasehold

- 1 bedroom maisonette
- Character features
- Close to town centre
- Gas central heating
- Parking
- Communal garden
- Potential rental income of £925 per calendar month





Flat 1

The Oasthouse, Uckfield

Leasehold 147 year remaining

Ground rent £100 per annum

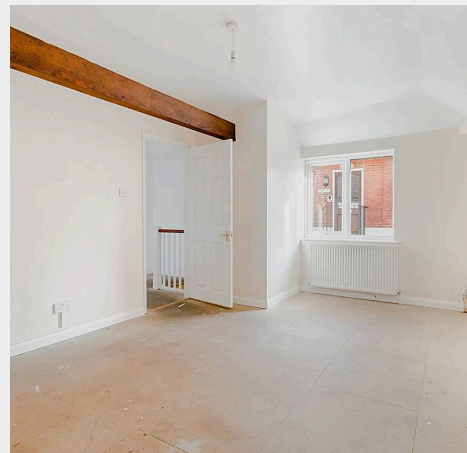
Service charge £500 per annum

Council tax band B

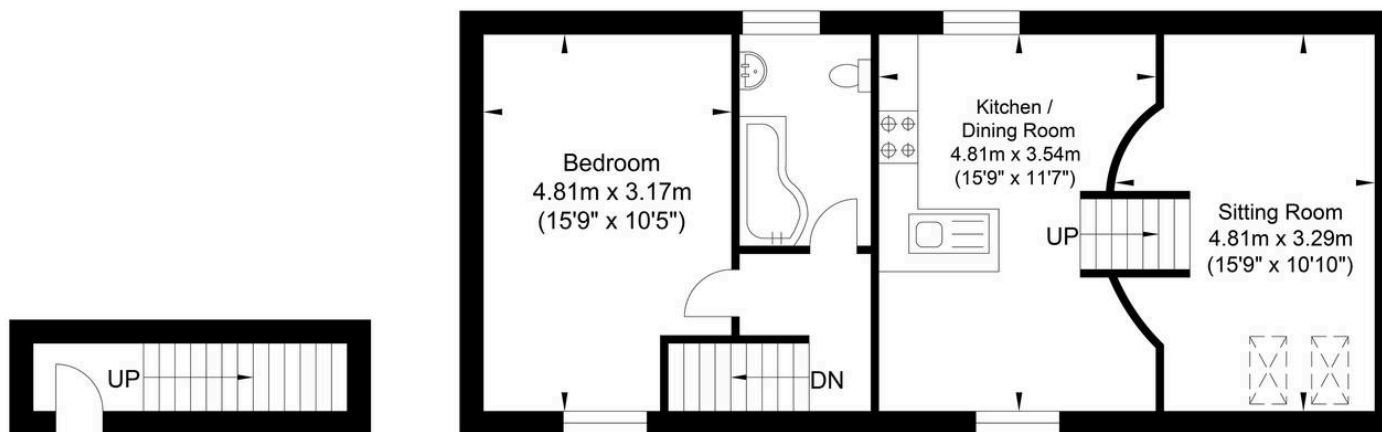
EPC rating D

Mains gas heating and mains drainage

The Oasthouse is centrally located within a short walk of Uckfield town centre which offers a good range of public facilities and shops including a public library and cinema, numerous bars/restaurants, supermarkets and several small shops and boutiques as well as a popular leisure centre. The area is well served with a wide variety of schooling for all age groups including a sixth form community college. Uckfield also offers a railway service to



The Oasthouse



Ground Floor
Approximate Floor Area
44.13 sq ft
(4.10 sq m)

First Floor
Approximate Floor Area
576.94 sq ft
(53.60 sq m)

Approximate Gross Internal Area = 57.70 sq m / 621.07 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

Mansell McTaggart Uckfield

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