



7 Highfields, Forest Row, RH18 5AJ

£475,000

**MANSELL  
McTAGGART**  
Trusted since 1947

Price £475,000 Freehold

This 3 bedroom end of terrace home is offered for sale with vacant possession.

Arranged over 3 floors the accommodation comprises:

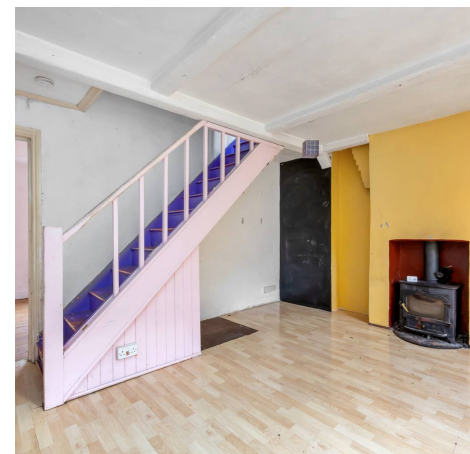
Front door opening into the open plan dining room, kitchen. Dining room with wood burner, kitchen with wall and base units and work surfaces over, built in oven and gas hob, rear aspect with stable door to the rear garden. To the front is the sitting room with open fire (not tested and needs to be verified if useable).

Stairs to the first floor, with double bedroom and large bathroom, panelled bath with shower, WC, wash basin and built in cupboard housing the gas fired combi boiler.

Stairs lead to the second floor, the front bedroom has far reaching views and the bedroom to the rear overlooks the garden.

Off road parking to the front.

Situated within close proximity of the village of Forest Row, this three bedroom End of Terrace home occupies a quiet position in the favoured backwater of Highfields an unmade road off the Lewes Road. Offered for sale with vacant position, the property is in need of improvement.





## 7 Highfields

Forest Row

Rear garden with small paved area leading to the area of lawn with mature shrubs and trees. To the rear is an area of decking (in need of improvement) and leads to a large garden shed which has power and light (not tested). Gate providing side access.

The property is in need of improvement, updating.

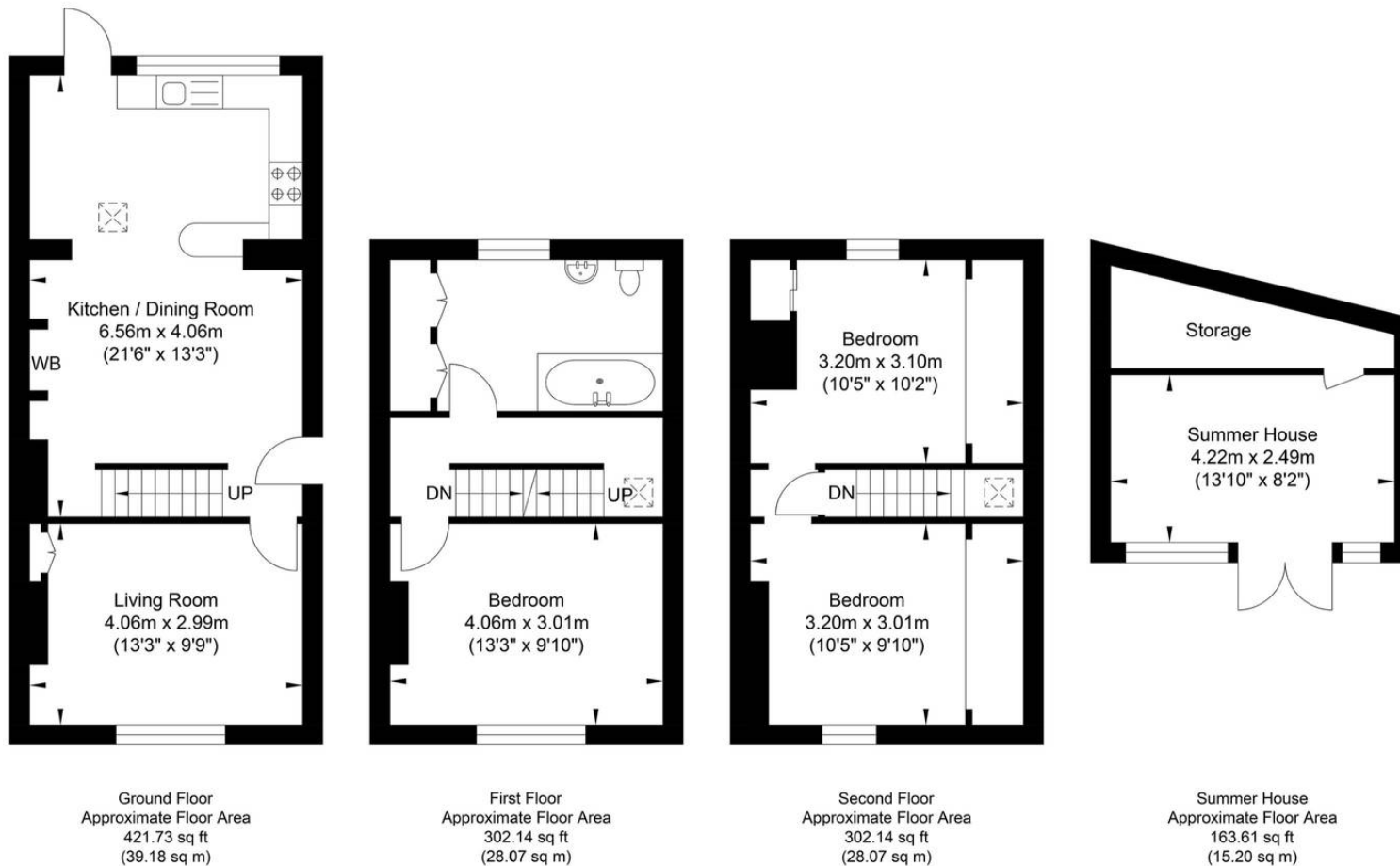
Offered for sale with vacant possession.

Council Tax band: D

Tenure: Freehold

- CHARACTER END OF TERRACE PROPERTY
- ARRANGED OVER 3 FLOORS
- 3 BEDROOMS BATHROOM
- 2 RECEPTION ROOMS KITCHEN/DINER
- IN NEED OF IMPROVEMENT
- CONVENIENT FOR VILLAGE CENTRE
- OFF ROAD PARKING
- GAS CENTRAL HEATING TO RADIATORS
- SOUTH FACING GARDEN
- PARTLY DOUBLE GLAZED





Approximate Gross Internal Area (Excluding Summer House) = 95.32 sq m / 1026.01 sq ft  
Illustration for identification purposed only, measurements are approximate, not to scale.

## Mansell McTaggart Forest Row

Mansell McTaggart, Lower Road – RH18 5HE

01342 826682

fr@mansellmctaggart.co.uk

[www.mansellmctaggart.co.uk/branch/forestrow/](http://www.mansellmctaggart.co.uk/branch/forestrow/)

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation. We advise you to book an appointment to view before embarking on any journey to see a property, and check its availability.