



Wyatt

Farthing Hill
Ticehurst, East Sussex, TN5 7BW
Asking price £96,250 Leasehold

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Hughes

FARTHING HILL, TICEHURST, EAST SUSSEX, TN5 7BW

ASKING PRICE £96,250 LEASEHOLD

A shared ownership scheme this delightful home is available for sale under the scheme and upto 100% of the property can be purchased for the full amount of £325,000.

This three bedroom semi-detached house is located in the desirable village of Ticehurst in East Sussex. It is positioned in a quiet residential close and benefits from off road parking to the front with its own driveway. The property is well presented throughout and comprises of three bedrooms, a modern kitchen and bathroom, a ground floor WC, and double glazing. To the rear of the property is an enclosed private garden.

The village of Ticehurst lies in the heart of the Sussex countryside and is surrounded by picturesque views of rolling hills, which are perfect for outdoor recreational activities such as walking and cycling. The village itself has a range of amenities including a small supermarket for day-to-day needs, post office, coffee shops, and The Bell pub.

This is a wonderful opportunity to purchase an attractive home in this popular village setting. With its well-presented interior, convenient location and private garden, this property is sure to be snapped up quickly. Don't miss your chance to view this semi-detached house - call us today to arrange a viewing.

PLEASE NOTE, AS PER THE TERMS OF THE SHARED OWNERSHIP LEASE, A RENT REVIEW WILL TAKE PLACE Annually. THIS MEANS THE CURRENT ADVERTISED RENT AND SERVICE CHARGE IS SUBJECT TO CHANGE**

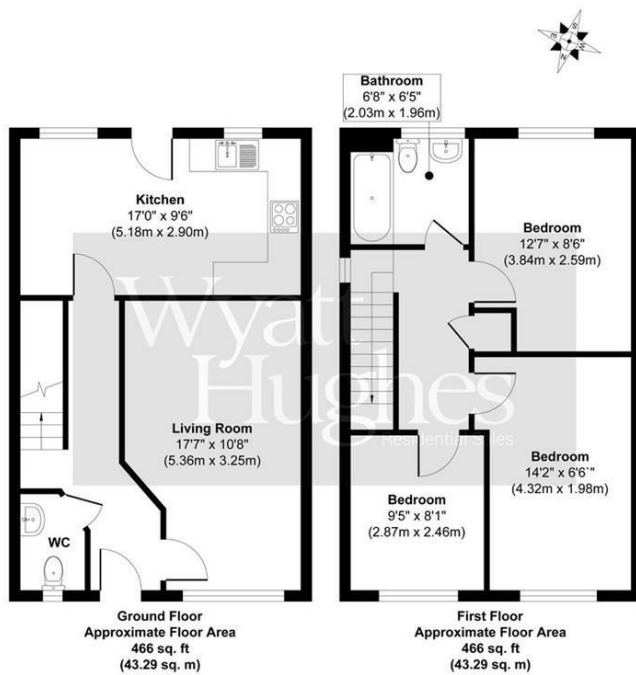
Wyatt Hughes are marketing this resale (2007) shared ownership property on behalf of the vendor.

There is a 25% share available for £81,250, with the ability to purchase additional shares of up to 100%. Service charges and rent at the property amount to * £ 552.11 per month.

As a shared ownership home, you will need to be eligible for Shared Ownership.

- Tax band C • Epc rating D • 932 sq ft • Three bedrooms • Private rear garden • Driveway with off road parking for two vehicles • Well presented throughout • Semi detached house • Desirable village location





Approx. Gross Internal Floor Area 932 sq. ft / 86.58 sq. m
Illustration for identification purposes only, measurements are approximate, not to scale.
Produced by Elements Property



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			89
(81-91) B		77	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.

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