



**Price**  
**£99,987**  
**Leasehold**

2x  1x  1x 

plot 5, Mandolin Way, Crowborough, East  
Sussex, TN6

**cubitt&west**  
Helping you move forwards





## Main features

- Brand new family homes
- Available for shared ownership from a 25% share.
- Sought after rural location
- Modern Fitted Kitchens
- Fitted neutral coloured carpets
- Fibre telecommunications connection
- Modern, energy efficient design

## Accommodation

### GROUND FLOOR

Kitchen: 10'6 x 9'5 (3.20m x 2.87m)

Living/Dining room: 14'4 x 11'2 (4.37m x 3.41m)

Cloakroom

### FIRST FLOOR

Bedroom 1: 14'4 x 11'2 (4.37m x 3.41m)

Bedroom 2: 14'4 x 8'5 (4.37m x 2.57m)

Bathroom

### OUTSIDE

Private rear garden

Off street parking

**Call Shared Ownership - 01403 602681 ■ [cubittandwest.co.uk](https://cubittandwest.co.uk)**

- If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



| DIMENSIONS    | m             | ft            | DIMENSIONS | m             | ft            |
|---------------|---------------|---------------|------------|---------------|---------------|
| Living/Dining | 4.38m x 3.40m | 14'4" x 11'2" | Bedroom 1  | 4.38m x 3.45m | 14'4" x 11'4" |
| Kitchen       | 3.20m x 2.87m | 10'6" x 9'5"  | Bedroom 2  | 4.38m x 2.60m | 14'4" x 8'6"  |
|               |               |               | Bathroom   | 2.42m x 2.05m | 7'10" x 6'7"  |



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Information correct as of August 2023  
Please note: All 2D, 3D, layout and floor plans, configurations, maps and information are intended for guidance only and accuracy of this information cannot be relied upon by prospective purchasers who must make their own enquiries to verify themselves for inspection or otherwise as to the correct details. Sizes and dimensions are approximate and subject to change.



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