



**21 Tile Kiln, Ringmer, Lewes, BN8 5LR**  
**Guide Price £575,000 to £620,000**





**21 Tile Kiln, Ringmer, Lewes, BN8 5LR**

**Guide Price £575,000 to £620,000**

- 4 Bedroom
- immaculate throughout
- Utility room
- En-suite to master
- Close to village & Cricket Green.
- 2 Reception rooms
- Single Garage
- Family bathroom
- Court yard garden
- Close to the internationally renewed Glyndebourne Opera House.

Welcome to Tile Kiln, a stunningly immaculate 4 bedroom link detached family home situated in Ringmer, East Sussex. This beautiful property has been lovingly maintained by the current owners and offers a host of features throughout.

Externally, the property benefits from a block paved drive leading to a single garage, with a small patio area to the side. To the front of the property is an attractive and low maintenance garden with well-stocked borders.

The ground floor accommodation comprises of a spacious entrance hall leading to all primary rooms, cloak room, utility room, spacious kitchen breakfast room. Living room with feature gas fire the family dining room is adjacent.

The kitchen breakfast room is fitted with a range of matching wall and base units with integrated oven/hob and space for other appliances. The separate dining room provides ample space for a large dining table and chairs . The living room has feature fireplace with gas fire and plenty of space for sofas and other furniture as well as French doors leading to the private patio garden.

Upstairs, there are four good sized bedrooms, three of which include built in wardrobes. The master bedroom benefits from an en-suite shower room, while there is also a separate family bathroom suite.

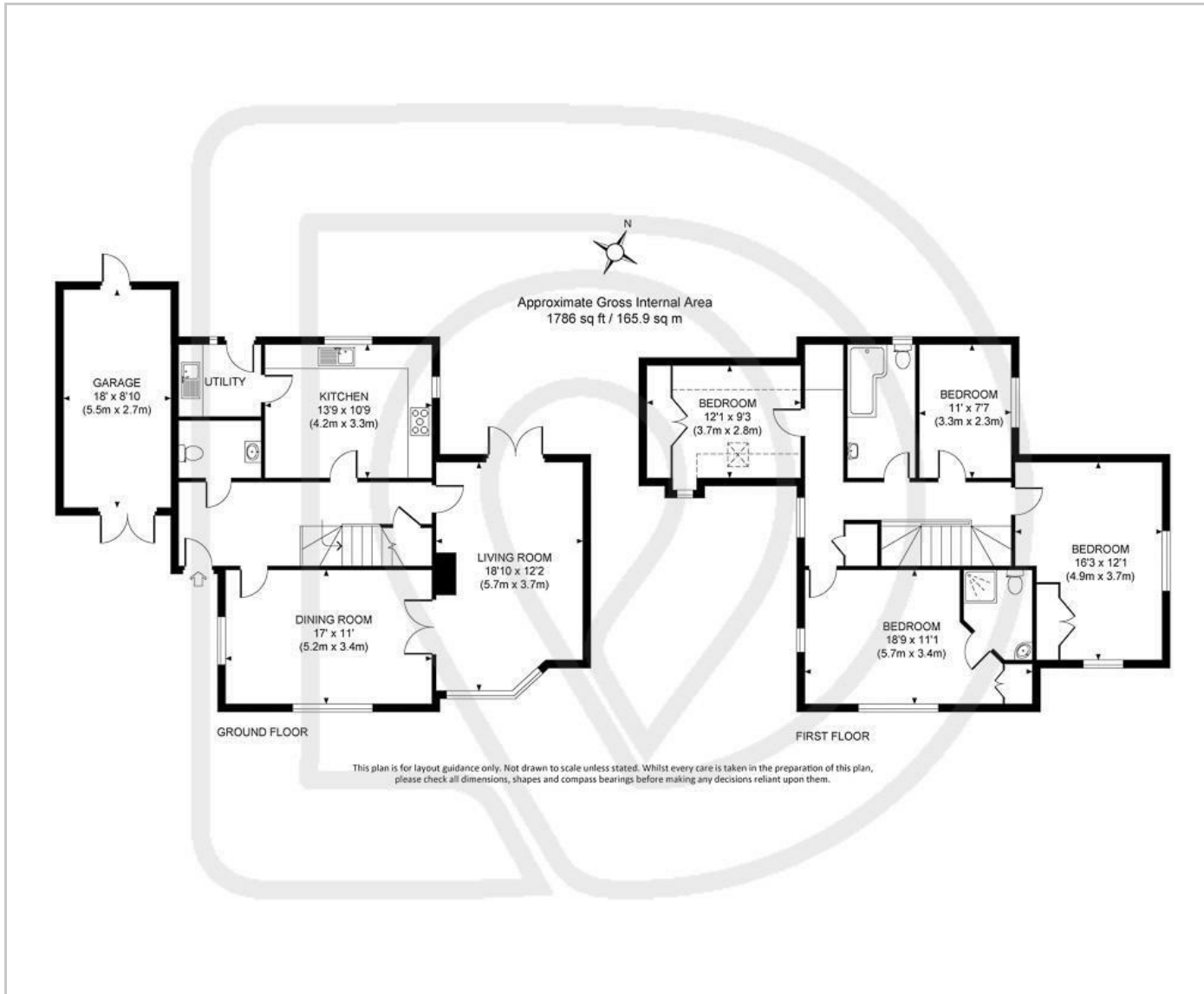
Ringmer is surrounded by beautiful countryside and is close to the South Downs National Park making it a popular destination for walking and cycling with the internationally renowned Glyndebourne opera house is approx. 1.50 miles away. The village centre provides local amenities including a post office, convenience store, pubs, and restaurants. Lewes is the nearest town with major high-street shopping and a mainline station with links to Brighton, London, Eastbourne, and Portsmouth.

Guide Price £575,000 to £600,000

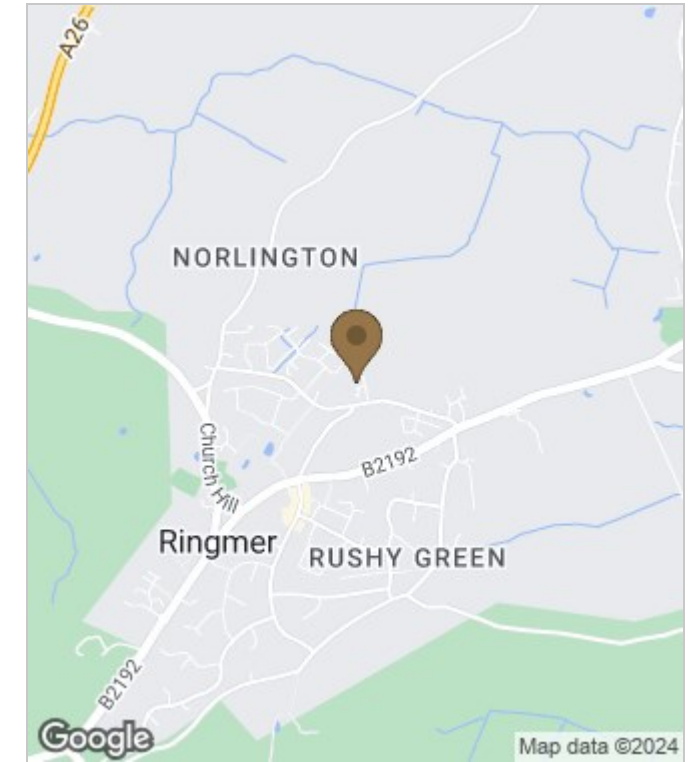
This property must be viewed to appreciate its size and condition – contact us today to arrange a viewing!



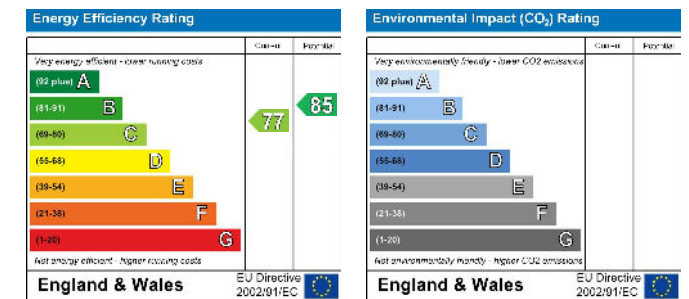
## Floor Plans



## Area Map



## Energy Performance Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.