



Witsend, Bolney Chapel Road, Twineham
Haywards Heath, West Sussex

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Witsend Bolney Chapel Road, Twineham, Haywards Heath, West Sussex RH17 5NN

A splendid 4-bedroom semi-detached property with a picturesque garden, in a sought-after village setting

Burgess Hill 4.5 miles, Haywards Heath town centre 6.0 miles, Haywards Heath mainline station 6.5 miles (44 minutes to London Victoria), M23 (Jct 11) 8.2 miles, Crawley 10.5 miles, Horsham 10.5 miles

Porch | Reception hall | Drawing room
Sitting room | Kitchen/breakfast room | Utility
Cloakroom | Principal bedroom with en suite
bathroom and dressing room | 3 Further
bedrooms | Family bathroom | Garden | EPC C

The property

Witsend is a beautifully appointed semi-detached family home that features stylish accommodation with several attractive original details, while outside there is a delightful garden and a stunning garden room.

The main reception room is the 23ft drawing room which runs from the front to the rear of the ground floor and includes French doors opening onto the rear garden. There is also a comfortable sitting room. While the extended kitchen and breakfast room at the rear features a conservatory-style dining area with a glass ceiling and a well-equipped kitchen with shaker-style units, a central island and a range cooker.

Upstairs there are four bedrooms including the generous principal bedroom, which has an en suite shower room and dressing room. while the first floor also has a family bathroom.

Outside

At the front of the property there is a gravel driveway with parking for several vehicles and a garden with an area of lawn and border flowerbeds. The rear garden extends to over 150ft and features stunning views across the surrounding countryside. The garden includes a large paved terrace and an impressive garden room with full-height windows looking out across the garden, could be used as an annex subject to the necessary consents. There is also an above-ground swimming pool with air source heater, well-maintained lawns, border shrubs and a vegetable garden with a large storage shed. At the end of the garden there is a further area of terracing with a timber-framed shelter. There is a 5 seater hot tub on a separate patio area and beneath a small gazebo. This well placed feature delivers year round fun. Set in 0.25 acre.

Location

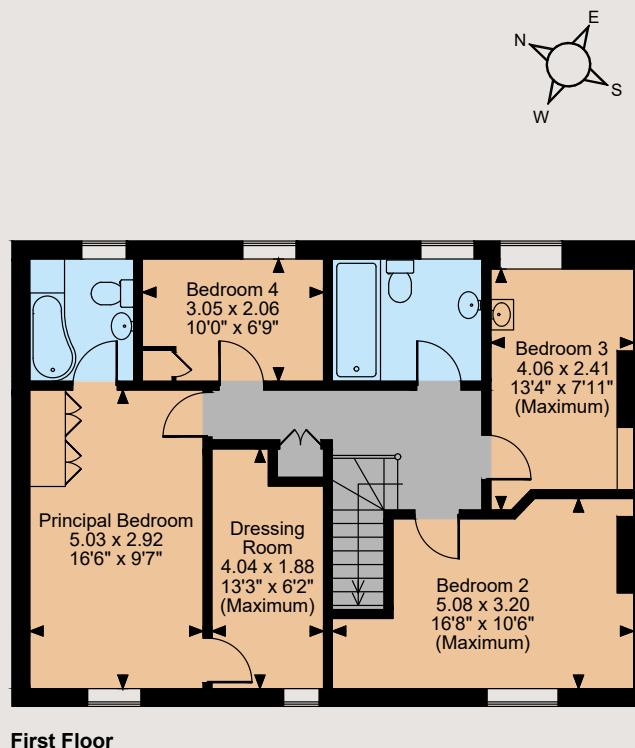
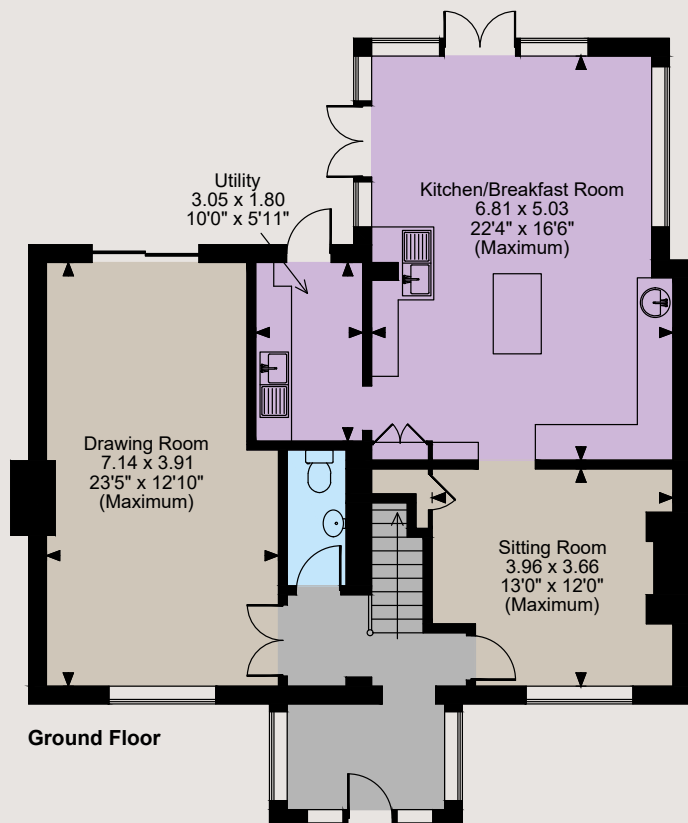
The property is situated in the lovely West Sussex village of Twineham with its church, primary school, cricket pitch, pavilion and playing fields, surrounded by beautiful rolling countryside. The towns of Burgess Hill and Haywards Heath are both within easy reach, offering a range of everyday amenities including shops and large supermarkets. Mainline rail is accessible at Haywards Heath, providing services to London Victoria (44 minutes) and London Bridge (42 minutes). The A23/M23 provides easy access to Brighton, Gatwick, and the M25 and the national motorway network.

Local sporting and recreational facilities include Wickwoods Country Club, golf at Mannings Heath and Haywards Heath, show jumping at Hickstead and racing at Brighton and Goodwood. There are also several excellent schools in the area, in both the state and private sector, including the popular Twineham CE Primary School, Handcross Park Preparatory School, Hurstpierpoint College, Cottessmore, Brighton College, Ardingly College and Burgess Hill School for Girls.





Floorplans
Witsend Bolney Chapel Road, Twineham
Internal area 1,779 sq ft (165 sq m)
For identification purposes only.



The position & size of doors, windows, appliances and other features are approximate only.
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Directions

From the A23 at Hickstead, take Hickstead Lane towards Twineham and after 0.7 miles, turn right onto Bolney Chapel Road. You will find the property on the right after 0.4 miles.

General

Local Authority: Mid Sussex District Council.

Tel: 01444 458166

Services: Mains water, electricity and private drainage. (full details to be provided on request)
Solar panels.

Council Tax: The property is in Tax Band F

Tenure: Freehold

Guide Price: £950,000

Horsham

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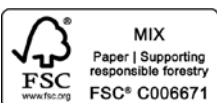
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