Badgers Bend, Northchapel, Petworth, West Sussex

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STRUTT & PARKER

BNP PARIBAS GROUP

Badgers Bend
Northchapel,
Petworth,
West Sussex
GU28 9HX

A charming and characterful five bed, Grade II Listed detached house in a desirable village.

Haslemere 4.5 miles, Haslemere mainline station 5.2 miles (53 minutes to London Waterloo), Petworth 5.5 miles, Midhurst 7.5 miles, A3 8.6 miles, Guildford 14.5 miles, Chichester 19 miles, central London 45 miles

Drawing room | Family room | Study | Dining room | Kitchen /breakfast room | Utility room Clockroom | Principal bedroom with en suite bathroom | 4 Further bedrooms | Family bathroom | Shower room | Gardens | Double garage | Garden store | EPC: F | About 0.5 acres

The property

Badgers Bend is a delightful Grade II Listed detached property dating from the 16th century and boasting extensive reception space and five bedrooms. Occupying a superb position on the edge of the desirable village of Northchapel, and overlooking beautiful rolling countryside, this handsome property offers period character in abundance with a high quality finish throughout to create a fine family home.

There is a wealth of attractive and welcoming living accommodation including the elegant and spacious drawing room, with exposed timber beams and a striking fireplace. There is an impressive family room and a formal dining room with an inglenook fireplace. The kitchen/ breakfast room includes a central island, Butler sink, bespoke painted units, granite worktops, terracotta tiled flooring, plus an Everhot range cooker and a vaulted breakfast area.

Upstairs is an impressive principal bedroom with delightful views and luxurious en suite bathroom. The four further bedrooms are serviced by a spacious family bathroom and separate shower room.

Outside

The property is approached via a gated shingle driveway with ample parking and leads to the double barn style garage with garden store. The beautiful south facing gardens are mainly laid to lawn with a range of colourful flowerbeds, established shrubs and mature trees and delightful ornamental pond. A large terrace runs across the rear of the house which is ideal for outdoor entertaining.

Location

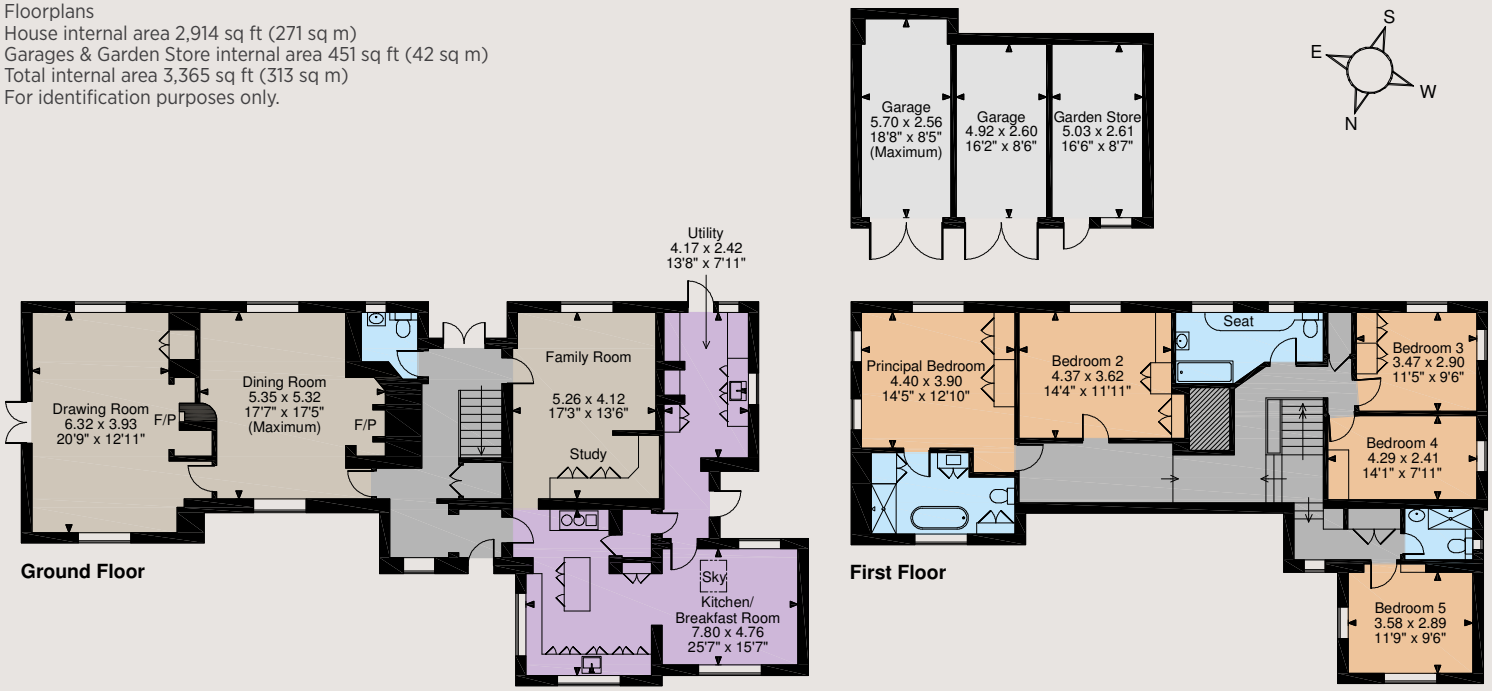
Badgers Bend is situated in the centre of this sought after West Sussex village. The village has a thriving rural community with a public house, village shop and post office, village green, village sports club and village school. Haslemere town provides a good variety of boutique shopping, restaurants, a Waitrose supermarket, recreational facilities and a mainline station with fast trains reaching London Waterloo in approximately 53 minutes.

The A3 London to Portsmouth road can be accessed at Hindhead, Brook or Milford providing access to Heathrow, Gatwick, the M25, London and the south coast.

There is a fine selection of schools in the area including St Ives, St. Edmund's, Highfield, Brookham, Amesbury and the Royal School (both junior and senior).

Sporting facilities include golf at Liphook and West Surrey, racing at Goodwood and Fontwell, polo at Cowdray Park and sailing off the south coast at Chichester.

Floorplans
House internal area 2,914 sq ft (271 sq m)
Garages & Garden Store internal area 451 sq ft (42 sq m)
Total internal area 3,365 sq ft (313 sq m)
For identification purposes only.



Direction

From Strutt & Parker's Haslemere office turn onto Petworth Road/B2131 and continue straight ahead for three miles. At the T-junction, turn right onto the A283 and following the sign for Petworth. After a mile and three quarters, entering into Northchapel, just after the speed limit changes to 30mph, you will find the entrance to the property on your left-hand side. Follow the drive through the five bar gate to Badgers Bend.

General

Local Authority: Chichester District Council
Services: Mains water, electricity and drainage. Oil-fired central heating to radiators and range cooker.
Council Tax: Band G
Mobile and Broadband checker: Informationcan be found here https://checker.ofcom.org.uk/en-gb/
Tenure: Freehold
Guide Price: £1,675,000

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