



Price

£850,000

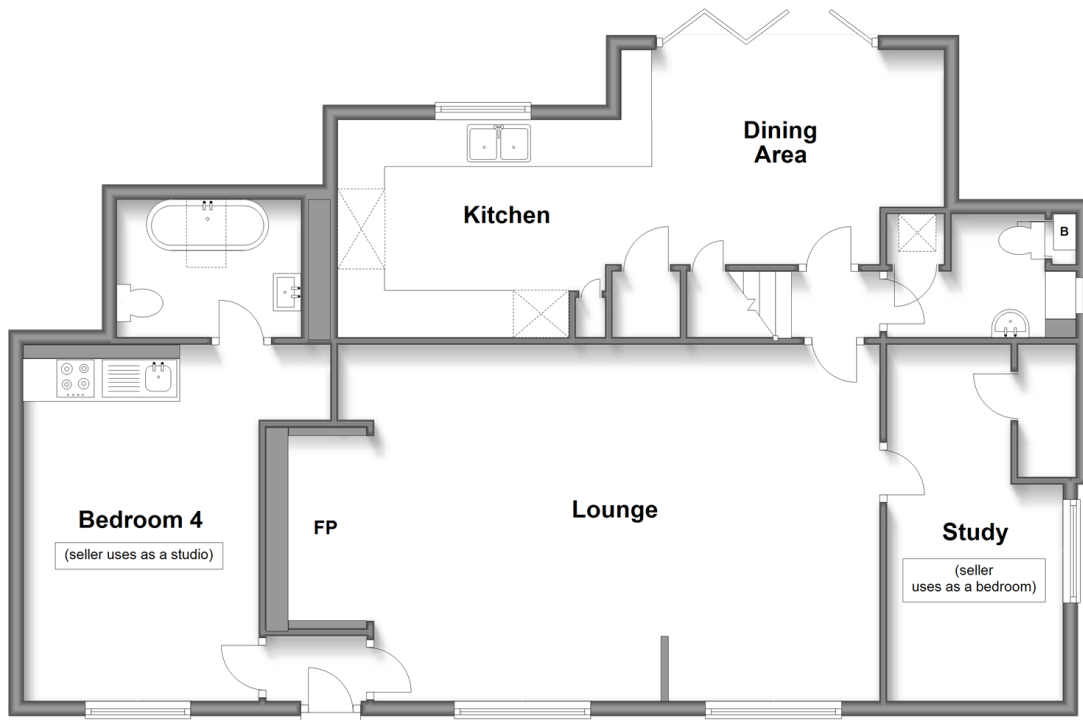
Freehold

4x  3x  2x 

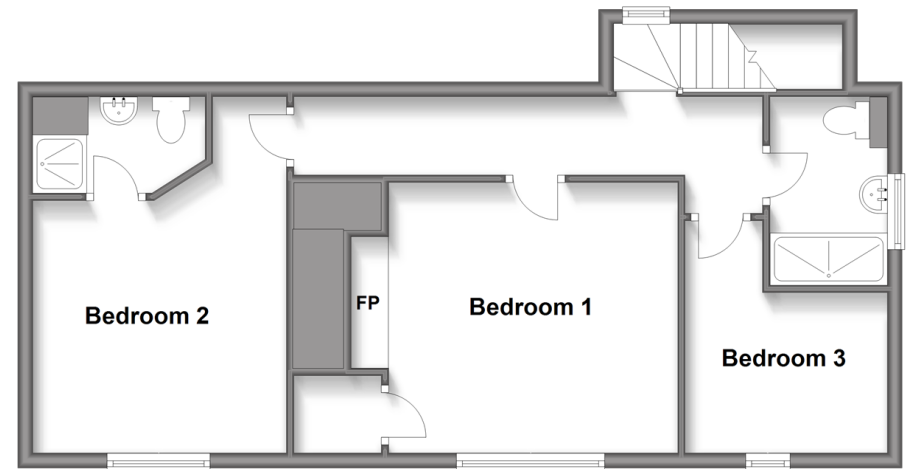
Ardingly Road, West Hoathly, East
Grinstead, West Sussex, RH19

cubitt&west
Helping you move forwards

Ground Floor
Approx. 104.4 sq. metres (1123.2 sq. feet)



Split Level First Floor
Approx. 58.5 sq. metres (629.4 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall
Lounge: 22'3 x 15'11 (6.79m x 4.85m)
Kitchen/Dining Area: 27'6 x 11'10 (8.39m x 3.61m)
Cloakroom
Study: 15'11 x 7'10 (4.85m x 2.39m)
Bedroom 4: 15'11 x 10'5 (4.85m x 3.18m)
En-Suite Bathroom

FIRST FLOOR

Landing
Bedroom 1: 12'8 x 12'5 (3.86m x 3.79m)
Bedroom 2: 15'11 x 12'6 (4.85m x 3.81m)
En-Suite Shower Room
Bedroom 3: 9'7 x 7'4 (2.92m x 2.24m)
Shower Room

OUTSIDE

Front & Rear Gardens
Driveway Parking



Main features

- Unique, detached, semi rural Grade II Listed house
- Currently configured with a 1 bedroom annex
- Large garden overlooking beautiful woodland
- Oozing character and period features including an Inglenook fireplace and flagstone flooring
- Situated in the West Hoathly/Ardingly border - close to popular schools



Nearest Schools

Primary Schools: West Hoathly CofE Primary 1.0 miles, Turners Hill CofE Primary 1.4 miles, St Peter's CofE Primary 2.3 miles
Secondary Schools: Philpots Manor School 0.8 miles, Worth School 1.8 miles, Ardingly College 3.0 miles



Transport Information

Train Stations: Balcombe 3.2 miles, East Grinstead 3.9 miles, Three Bridges 4.3 miles



Address

Ardingly Road, West Hoathly, East Grinstead, West Sussex, RH19



Directions

For directions to this property please contact us.



cubitt&west
Helping you move forwards

Call East Grinstead Branch 01342 314324 ■ cubittandwest.co.uk



■ 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



20613891/20240409/JS/CM