



Connells

Snow Hill
Crawley Down Crawley



Property Description

This spacious five bedroom family home is located on the outskirts of the popular village of Copthorne.

The house benefits from a large open-plan Family/Dining room which opens to the kitchen, as well as a separate Family Room and living room. There is also a ground floor W.C. and utility room.

On the first floor there are five bedrooms. The master has an en-suite and there is also a family bathroom.

The house, originally built in c 1881, has been extended over the years and most recently by its present owners and is accessed via a private lane and has formal gardens to all sides, with a modest paddock to the south east and a field currently used as part of the family garden, to the north, with the total area approximately 3.26 acres.

Of particular interest is the detached period outbuilding, believed to have formerly been a modest residential dwelling which pre dates the construction of the main house itself, probably towards the end of the 19th Century. Due to the recent extension this has been moved from its original location but rebuilt to retain its original character.

The property requires some finishing, but has lots of potential and must be seen to appreciate the space, character and location.

Entrance

16' 4" x 9' 4" (4.98m x 2.84m)

Kitchen Area

10' x 11' 6" (3.05m x 3.51m)

A range of base and eye level units, one and a half bowl sink and drainer with work surfaces surrounding. Double electric oven, electric hob with cookerhood over, integrated microwave, integrated dishwasher, integrated fridge freezer. Double glazed window to front and radiator.

Family / Dining Area

29' 8" x 13' 5" (9.04m x 4.09m)

Bi-folding doors to rear and side, under floor heating and spot lights. Open to kitchen.

Family Room

12' 3" x 16' 5" (3.73m x 5.00m)

Bi-folding doors to rear and side, under floor heating.

Sitting Room

21' 8" x 12' 7" Max (6.60m x 3.84m Max)

Double glazed window to front and side, double glazed patio doors to side. Feature open fireplace, radiator and TV points.

W.C.

Double glazed window to front. Low level W.C., wash hand basin, extractor fan, spotlights, under floor heating and radiator.

Utility Room

16' 4" max x 12' 3" (4.98m max x 3.73m)

Eye-level units. Space and plumbing for washing machine, dryer, under floor heating, double glazed door to side, shoe cupboard.

Landing

Hall cupboard and radiator.

Master Bedroom

26' 6" max x 12' 2" (8.08m max x 3.71m)

Double glazed window to rear and side, built in wardrobes in dressing area. Loft access (part boarded)

En-Suite

Double glazed window to front and side. Low level W.C., vanity wash hand basin, bath with mixer taps, separate shower cubicle, part tiling, spot lights, heated towel rail, extractor fan.

Bedroom 2

12' 4" max x 11' 9" max (3.76m max x 3.58m max)

Double glazed window to rear and side. Two built in wardrobes, radiator.

Bedroom 3

9' 3" max x 10' 8" max (2.82m max x 3.25m max)

Double glazed window to rear and side, Two built-in wardrobes a mixture of shelving and hanging space. Radiator.

Bedroom 4

13' 6" x 9' 3" (4.11m x 2.82m)

Double glazed window to front and side, cupboard housing megaflow water system, two built in wardrobes, radiator.

Bedroom 5

8' 7" x 8' (2.62m x 2.44m)

Double glazed window to rear. Radiator.

Bathroom

Double glazed window to rear. Bath with mixer taps, shower cubicle with remote Aqualisa shower, illuminated bathroom mirror, wash hand basin, low level W.C., spot lights, heated towel rail.

Grounds

The grounds are made up of formal gardens to all sides of the house, with a small paddock to the south east and a field currently used as part of the family garden, to the north, with the total area approximately 3.26 acres.

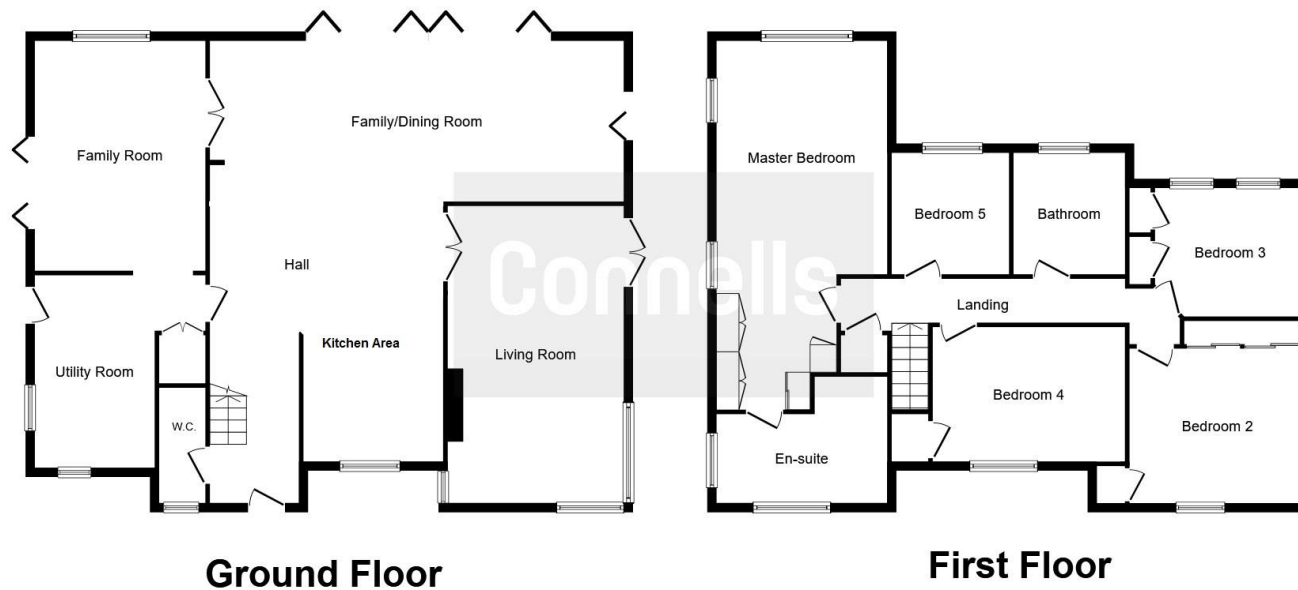
Outbuildings and Parking

It has a double garage, stable, barn and parking for several cars. It also has a detached period outbuilding, thought to predate the original house, which could be used as a home office.









This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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directions to this property:

Head west on Copthorne Bank. Turn left onto Brookhill Road. Take first exit on roundabout onto A264 Copthorne Common Road. Second exit on roundabout, continue on A264. Turn left onto Snow Hill. Just opposite the entrance to Domewood on the left is a private road. Turn right into the private road and the entrance to the property can be found on the left hand side.

EPC Rating: Awaited

Tenure: Freehold



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