

CHURCHILL

COUNTRY & EQUESTRIAN



Twilights
Slinfold, West Sussex

Twilights, Five Oaks Road, Slinfold, West Sussex, RH13 0RL· Offers In the Region of £900,000

A delightful 4/5 bedroom property set in a highly desirable location with the ability to create a self-contained annex. There is a large double garage which offers the potential to convert into further residential accommodation, subject to planning. Twilights is set well back from the road and benefits from c. 1.5 acres of gardens and paddocks which surround the property.

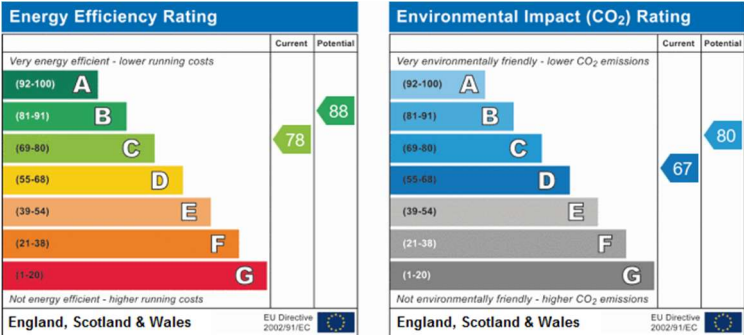
- A spacious entrance hall leads to a highly impressive living room with a vaulted ceiling and a fabulous galleried landing. There is surround sound in the living room and underfloor heating throughout the ground floor
- To the left of the living room is a downstairs bedroom/bathroom/utility room which could create a self-contained annex with separate access. This is currently used as a study/spare room.
- A delightful and spacious kitchen is accessed from the living room with integrated appliances, breakfast bar and a dining area. The kitchen can be opened up via sliding double doors to the front and rear of the property which is fabulous for entertaining
- A useful utility room can be accessed via the kitchen which also accommodates a WC
- The master bedroom and the second bedroom both en-suites which are spacious and modern with air conditioning and underfloor heating. There are 2 further bedrooms with a family bathroom and lovely views over the garden area
- Outside to the rear of the property there is a pretty decking area and a good sized lawn
- To the side of the house there is a c. 1 acre paddock as well as a brand new 20m x 20m all-weather turnout/lunging area.
- There is a large double garage which offers the ability to convert into a 1 bedroom annex STP. There is currently a timber stable in there along with ample storage space
- This property has solar panels which makes this property very energy efficient as well as air conditioning, under floor heating, electric gates, fire/alarm system, motion detectors and oil fired central heating.

Situation: Twilights is situated in a rural setting on the outskirts of the village of Slinfold. Billingshurst is approximately 4 miles to south and provides schooling, shopping and banking facilities as well as a main line station to London Victoria. The market town of Horsham lies approximately 5 miles to the north east and provides more extensive shopping and recreational facilities. Equestrian centres such as Coombelands are close and hold regular events as well as a XC course and gallops.





AWAITING FLOORPLAN



Viewing strictly by appointment through the Vendor’s Sole Agents Telephone: 01403 700222 | Web: www.churchillcountry.com
Event House, Wisborough Green, West Sussex, RH14 0DY

MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.

THE PROPERTY MISDESCRIPTIONS ACT 1991 The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.

