



## Land at the rear of Oaklands

KEYMER ROAD | BURGESS HILL | WEST SUSSEX | RH15 0AH

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# Situation

A rarely available building plot with planning permission for a substantial detached house (amassing to approximately 302.3 sq m 3,290 sq ft) being only minutes' walk to the mainline station

The accommodation is generous and flexible with 5 bedrooms, 3 reception rooms and 3 bathrooms arranged over 2 floors. This rarely available plot is set in wrap around gardens with a sweeping driveway and parking for a couple of cars.

Burgess Hill is a vibrant town with a comprehensive array of shops, post office, restaurants and public houses. Its mainline train station provides regular rail services to London, Brighton and Gatwick. There are also a range of revered state and private schools locally.





# Overview

## Services

- » Mains Water: Not connected but in the adjacent road
- » Mains Sewage: Not connected but in the adjacent road
- » Mains Gas: Not connected but in the adjacent road
- » Mains Electric: Not connected but in the adjacent road
- » Planning portal Ref: AP/23/0064
- » Local Authority: Mid Sussex District Council





## Transport Links

Burgess Hill Train Station	approx. 0.6 miles
Haywards Heath Train Station	approx. 2.8 miles
London Victoria By Train	approx. 47 mins
A23 Slip Road	approx. 2.9 miles
Brighton	approx. 10.6 miles
Gatwick Airport	approx. 20.5 miles

Consumer protection from unfair trading regulations 2008

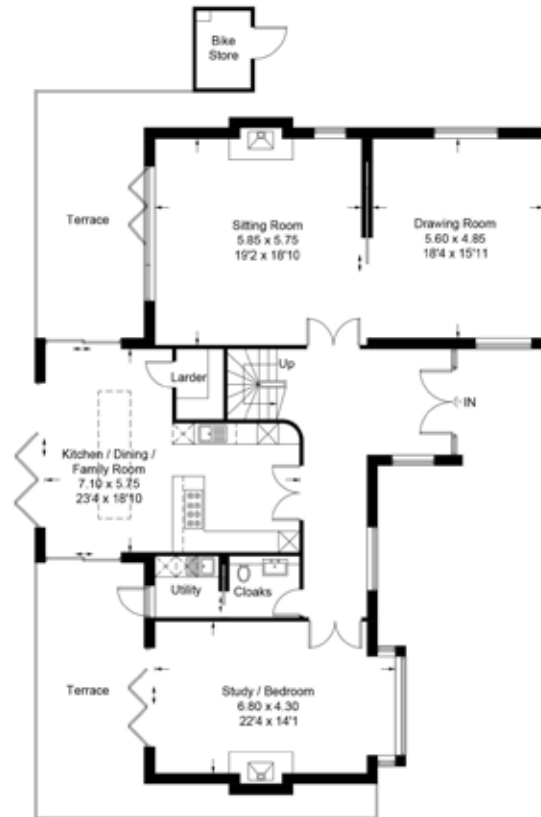
The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of the Property are based on information supplied by the seller. The Agent has not had sight of the title documents.

## Keymer Road, Burgess, Hill, RH15 0AA

Approximate Gross Internal Area = 302.3 sq m / 3254 sq ft

Bike Store = 3.4 sq m / 36 sq ft

Total = 305.7 sq m / 3290 sq ft



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.  
Imageplansurveys @ 2025

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Chatt Estates and the seller state: 1) These particulars are produced in good faith, are set out as a general guide and do not constitute part of a contract. 2) No person in the employment of, or consultant to Chatt Estates has any authority to make representation or warranty in relation to this property.

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