



6 Wickham Drive

HURSTPIERPOINT | WEST SUSSEX | BN6 9AP

Chatt  
estates



# Situation

A well presented detached bungalow situated in a popular area within the village benefiting from a private rear garden and attached garage

Hurstpierpoint is a vibrant village with a bustling High Street including a greengrocers, deli, butchers, post office, 4 restaurants, 3 public houses and a church. The larger village of Hassocks with its mainline train station provides regular rail services to London. There are also a range of revered state and private schools locally.

Situated along a popular residential road on the east side of the village, this detached bungalow has had the addition of a conservatory that looks out over the private rear garden and has scope to further enlarge (stnc). A large sitting room resides at the front of the property with a central focal wood burning stove leading into the dining room and kitchen. There are two large bedrooms along with a family shower room with large walk-in shower. A sizable raised terrace adjoins the rear of the property stepping down to an expanse of lawn. The garden is wonderfully private with well stocked shrub and plant beds along with established trees and hedgerow running along the borders. Off street parking is plentiful on the driveway that also provides access to the attached garage. Further storage comes in the form of a store on the side of the property accessed via the kitchen.



# Overview

## Kitchen

- » Wall and base units
- » Inset stainless steel sink and drainer
- » Inset five ring gas hob
- » Integrated electric oven
- » Space for fridge freezer
- » Space for dishwasher
- »

## Bathroom

- » Large walk in shower with wall mounted shower and curved glazed screen
- » Low level w.c. suite
- » Pedestal wash hand basin
- » Tiled floor

## Specification

- » Wall mounted 'Valliant' gas fired boiler located in the garage
- » Conservatory
- » Driveway and off street parking

## External

The property is approached over a tarmacadam driveway with parking for 3 cars flanked on one side by lawn. There is a pathway leading to a side pedestrian door to the attached store providing side access to the rear garden. A large paved terrace adjoins the rear of the property stepping down to a central lawn bordered on either side by well stocked shrub and plant beds and mature hedgerow. A timber garden shed at the rear of the garden provides external storage.







## Transport Links from 6 Wickham Drive

Hassocks Train Station	approx. 1 miles
Haywards Heath Train Station	approx. 8 miles
London Victoria By Train	approx. 47 mins
A23 Slip Road	approx. 2 miles
Brighton	approx. 8 miles
Gatwick Airport	approx. 21 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.

## Wickham Drive, Hurstpierpoint, BN6 9AP

Approximate Gross Internal Area = 119.5 sq m / 1286 sq ft

Garage = 14.4 sq m / 155 sq ft

Total = 133.9 sq m / 1441 sq ft

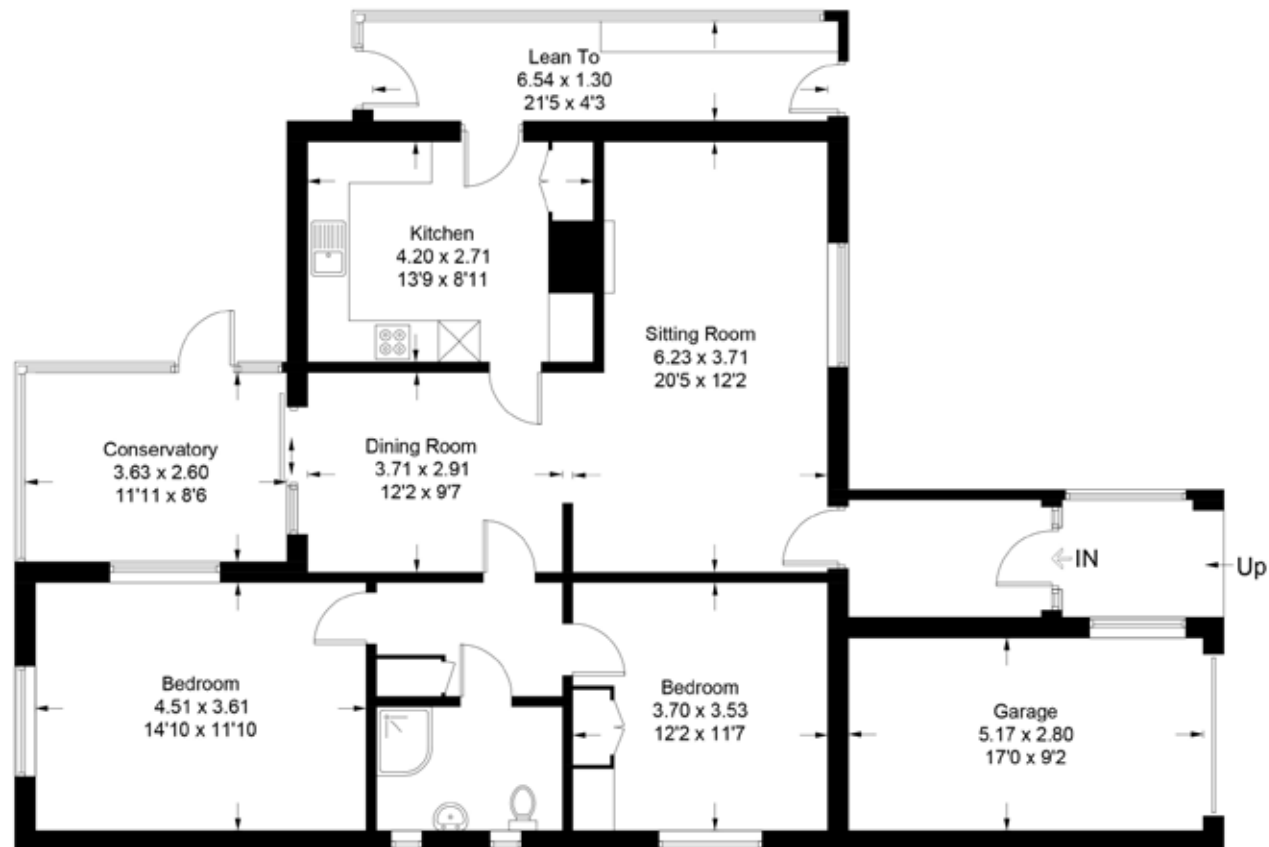


Illustration for identification purposes only, measurements are approximate, not to scale.  
Imageplansurveys @ 2025

A buyer is advised to obtain verification from the solicitor.

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.

chattestates.co.uk | 01273 844500

133 HIGH STREET | HURSTPIERPPOINT | WEST SUSSEX | BN6 9PU

**Chatt**  
estates