



Lingfield, Surrey

Robert  
Leech . 





A fabulous, period, 3/4 detached equestrian property, located close to the centre of Lingfield village, which has recently undergone total refurbishment and is finished to a very high standard. Plot size is approximately an acre and a half with paddock and three stables





The property is approached by a private driveway allowing parking for several cars, there is a large front garden area and two detached garages. You enter the property into the exceptionally spacious reception hall, to the left there is a reception room which is currently being used as a home office but could equally be used as a ground floor bedroom. The room has a beautiful original feature, working fireplace. Coming back into the reception hall you then enter the stunning living room which has bi fold doors leading to the back garden. The kitchen/dining room can be entered via the living room and this, again, has bi fold doors which open into the garden. The kitchen is extremely well fitted with plenty of storage with both base and eye level units. There is a useful utility room and another room to the side of the kitchen which could be used for many purposes, a boot store, animal room, small office space etc. It has a door gives access to outside the side of the property.

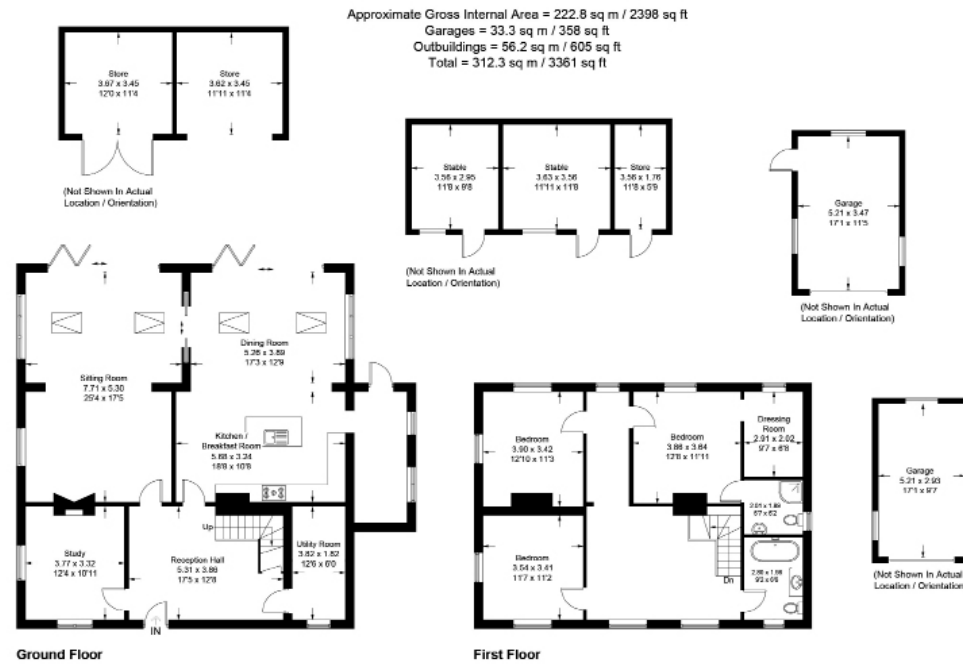
Up on the first floor there is an extremely generous landing which is a space that could be used as a family snug/reading area/office space and gives access to two double bedrooms, the master suite and the family bathroom. The master suite comprises of a spacious double bedroom, dressing room attached and an en suite.

Outside at the back of the property the garden has been re turfed, re fenced and is well stocked with trees and shrubs. There is a very generous sun terrace which is perfect for outside entertaining and enjoying the views over the paddock and stabling that make up the rest of the plot, in total the plot size is approximately an acre and a half.



## At a glance

- 3/4 Double Bedrooms
- Renovated & Extended By Current Owners
- Spacious Kitchen/Breakfast Room
- Generous Master Suite With En Suite
- Well Presented Throughout
- Separate Utility Room
- Countryside Views
- Garage And Driveway Parking
- 1.5 Acre Plot
- 3 Stables



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them. (ID817613)  
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## Location

Situated within the historic Lingfield Village, the property is just a short walk from the train station, a range of every day shops, village pub and amenities. For a larger range of shops, restaurants and leisure facilities East Grinstead can be found five miles distant.

## Intrigued?

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