



## Blackberry Wood, Streat Lane

Hassocks, East Sussex, BN6 8RS

Offers In Excess of £1,650,000

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# Blackberry Wood

Streat Lane, Hassocks

A rare opportunity to acquire an extremely lucrative glamping business in the heart of The South Downs National Park. The business is being offered as a going concern with a good level of bookings secured over the current summer months and beyond. The owners have built up a solid reputation as a family friendly, peaceful and relaxed holiday destination with much repeat business year after year.

Situated in the pretty East Sussex hamlet of Streat at the foot of the South Downs, Blackberry Wood covers six acres of beautiful woodland and clearings which is open to guests all year round.

Originally, since 1952, a caravan park for nine static caravans. The present owners bought the site in 2003 and created Blackberry Wood, a back-to-nature campsite with twenty individual woodland clearings, each with its own fire pit.

In addition to camping, there are nine unique glamping units, ranging from a gypsy caravan to luxury treehouses. These are all for holiday use only. Included is a two bedroom timber framed cabin used for on-site staff (site manager) accommodation.

Council Tax band/Business rates:- tbc

Tenure: Freehold



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## ***Location:***

Blackberry Wood is situated in the pretty East Sussex hamlet of Streat at the foot of the South Downs. Plumpton Station is close by giving easy access from London, Lewes, Eastbourne and Brighton.

The popular and charming market town of Lewes is approximately six miles away which offers supermarkets such as Waitrose and Tesco as well as a wealth of independent restaurants, shops, coffee shops, and public houses.

Blackberry Wood offers easy access for walkers and mountain bikers to The South Downs Way, a beautiful 100 mile footpath and bridleway which runs from Winchester in Hampshire to the beach at Eastbourne, taking in some of the South of England's finest scenery and landmarks.

Recent reviews :-

**"A quirky and picturesque Sussex woods has been named the best place in the UK for a family staycation. Blackberry Wood in Sussex offers a unique glamping experience like no other and is Time Out's number one family holiday destination in the UK at the moment.22 May 2024"**

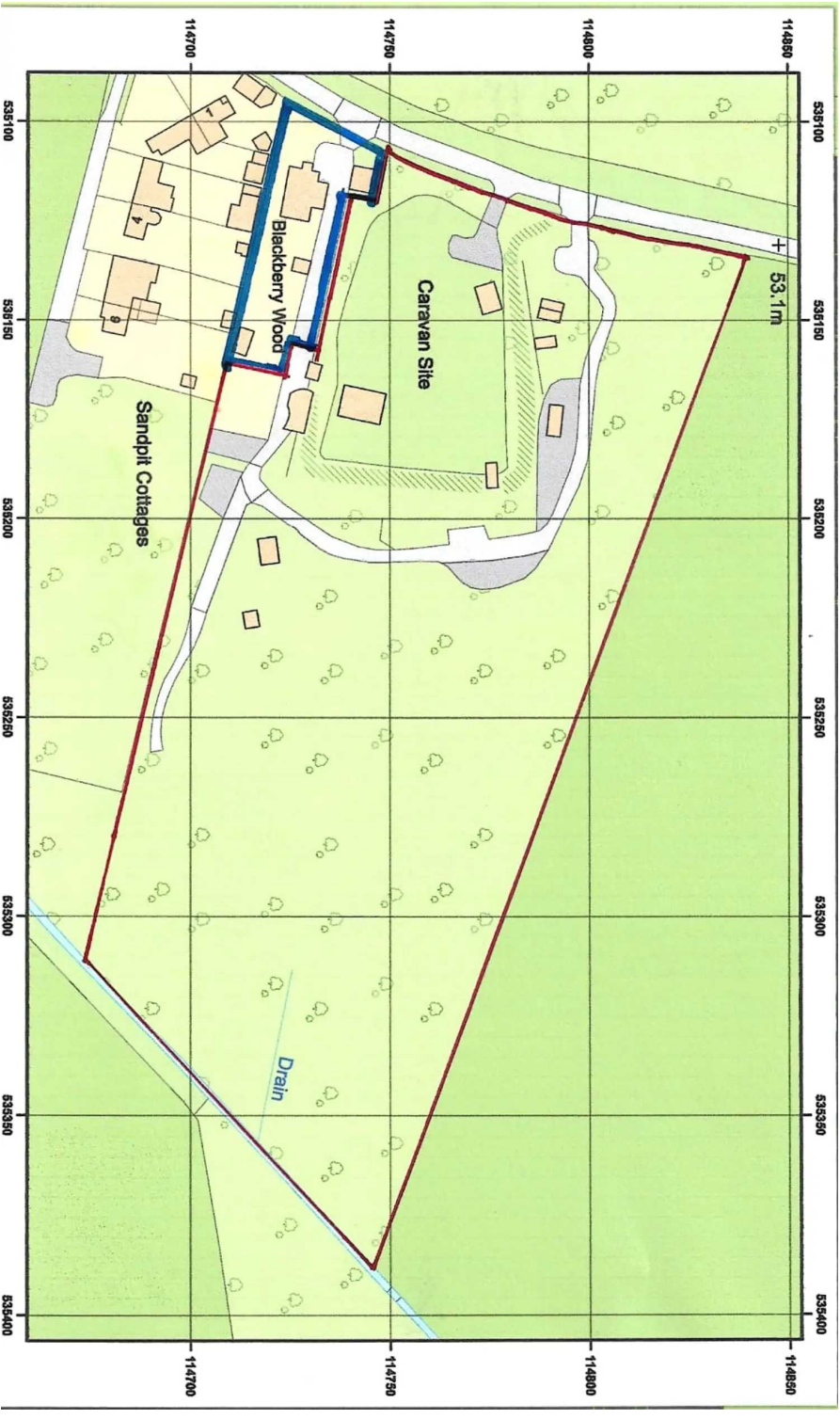
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**21 Ellis Street, Knightsbridge, London SW1X 9AL**

Telephone: +44 (0) 20 3479 5314

[info@sommervilleflury.com](mailto:info@sommervilleflury.com)

[www.sommervilleflury.com](http://www.sommervilleflury.com)