



Furze Bank
St. Raphaels | Buxted | Uckfield | East Sussex | TN22 4JS

FINE & COUNTRY





Step inside

Furze Bank

Nestling within the historical curtilage of the beautifully restored St Raphaels, is this charming mid-20th century detached property. It is situated in 0.44 of an acre of wraparound lawns surrounded by impressive specimen trees, shrubs and high hedging providing privacy and security. The property is approached along a private road with access to a wide private driveway for off road parking that leads to the detached pitched roof garage and the front door.

It opens into a hallway with a large coat cupboard and provides access to the spacious and flexible ground floor accommodation. This includes a dual aspect double bedroom and family bathroom as well as a light and bright, triple aspect lounge that spans the width of the property. It has a charming brick fireplace and wood mantelpiece as well as patio doors to the wood framed conservatory where you can sit and admire the views across the garden. The fitted kitchen includes stand-alone appliances and has direct access to a good sized breakfast room. However, there is space in the kitchen for a table and chairs and also a separate dining room with a built-in storage cupboard for those more formal occasions, so the breakfast room could always be used as a snug or an office.



Upstairs there are built in storage facilities on the landing and three double bedrooms, including two with vaulted ceilings and the master. This has fitted cupboards and an en suite shower room.

Outside, as well as the sweeping lawns and beautiful mature trees, the garden also has a summerhouse while the end of the garage includes a toilet and a workshop and could always be converted to provide additional accommodation, subject to the appropriate planning permissions.

Historical Note:

St Raphaels was designed by renowned Arts and Crafts architect John Coates Carter and was originally built for Lady Lavinia Russell as a convent and subsequently became a convalescent home for soldiers during WW1. However, it has now been beautifully restored and has become an elegant Edwardian country house.

Seller Insight

“It is very quiet and peaceful and, with the private road ending nearby, it is very safe for children and pets. At the same time the property is very conveniently located as it is a short stroll to the high street and less than a mile to the station, where trains can whisk you to London Bridge in just over an hour.

Buxted is a vibrant village that includes two pub/restaurants, a convenience store, farm shop, a good primary school, surgery and a village hall with a variety of activities. There are also wonderful walks nearby as well as access to the more than 200 acres of Buxted Park. This includes the famous Buxted Park Hotel that was historically the 18th century country seat of Lord Liverpool but was badly damaged by fire in 1940 but subsequently 'rose again from the ashes' and has now become an upmarket hotel.

Nearby Uckfield town includes two supermarkets, a cinema and leisure centre with a swimming pool as well as a variety of independent shops and eateries as well as Uckfield College, a good and well-respected secondary school, while there are a number of excellent private schools within a 15 mile radius.”*

* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.







Travel Information

Buxted Station	0.8 miles
Uckfield	3.9 miles
Tunbridge Wells	13.0 miles
Haywards Heath	13.8 miles
Brighton	21.8 miles
Dover Docks	67.0 miles
Channel Tunnel	56.1 miles
Gatwick Airport	22.7 miles
Charing Cross	60.9 miles
By Train from Buxted London Bridge	67 mins
By Train from Haywards Heath London Victoria	45 mins

Leisure Clubs & Facilities

Buxted Bowls Club	01825 762783
Bridge Club	01825 732285
Buxted Horticultural Society	01825 732989
Buxted Football Club	01825 732431
The Piltdown Golf Club	01825 722033
East Sussex Golf Resort and Spa	01825 880088

Healthcare

Buxted Medical Centre	01825 732333
Uckfield Hospital	01825 769999

Education

Primary Schools	
Buxted Primary School	01825 733185
Annan School (independent)	01825 841410
Secondary Schools	
Uckfield College	01825 764844
Beacon Academy	01892 603000
Mayfield School (independent)	01435 874600
Ardingly College (independent)	01444 893000

Entertainment

Buxted Park Hotel	01825 733333
The Buxted Inn	01825 733510
The White Hart	01825 732068
Oast Farm shop	01825 73352

Local Attractions/landmarks

Buxted Park
Bluebell Railway
Lewes Castle
Glyndebourne



GROUND FLOOR

Entrance hall	
Kitchen	13'2 x 11'11 (4.02m x 3.63m)
Breakfast Room	11'10 x 9'11 (3.61m x 3.02m)
Downstairs Cloakroom	
Dining Room	15'3 (4.65m) narrowing to 12'1 (3.69m) x 9'11 (3.02m)
Bedroom 4	19'0 x 9'0 (5.80m x 2.75m)
Bathroom	9'7 x 5'11 (2.92m x 1.80m)
Lounge	24'8 (7.52m) x 14'0 (4.27m) narrowing to 12'4 (3.76m)
Conservatory	10'6 x 7'2 (3.20m x 2.19m)

FIRST FLOOR

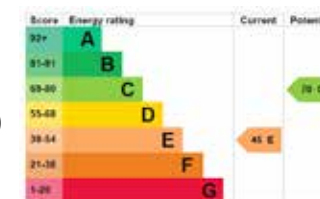
Bedroom 1	17'4 x 9'6 (5.29m x 2.90m)
En suite	9'4 x 6'3 (2.85m x 1.91m)
Bedroom 2	14'0 x 11'7 (4.27m x 3.53m)
Bedroom 3	11'6 x 8'11 (3.51m x 2.72m)

Outside

Driveway with parking
Garage
Wrap around Gardens

£ 750,000

Council Tax: G
Tenure: Freehold





Fine & Country
Tel: +44 (0)1892 570267
tunbridgewells@fineandcountry.com
20 High Street, Tunbridge Wells, Kent TN1 1UX

