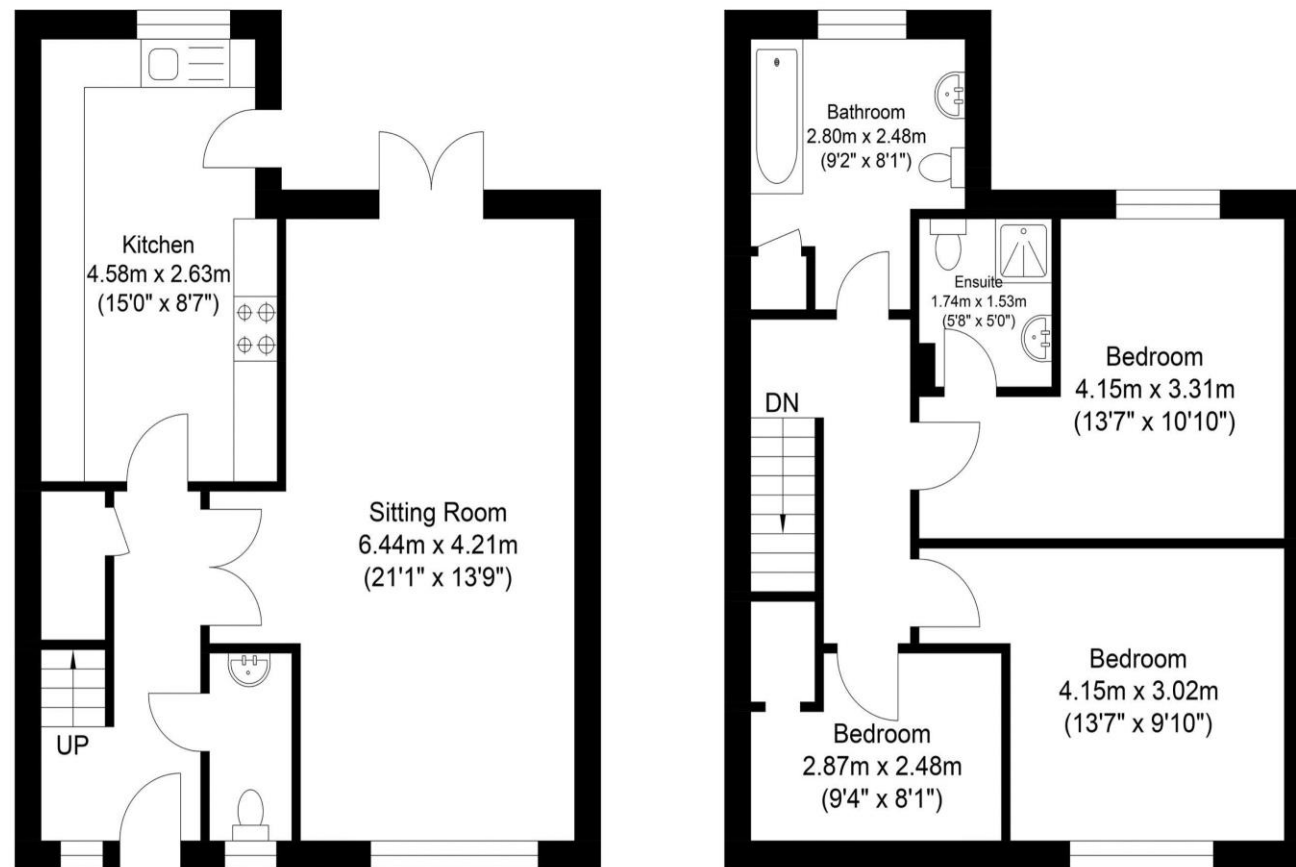


The floorplan...



Approximate Gross Internal Area = 88.40 sq m / 951.52 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.
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*A modern (built in 2006) 3 bedroom end terrace house
with en suite shower room and underfloor heating*

Offers in Excess of £330,000
Freehold

4 Willow Gardens,
South Chailey BN8 4BY



More details from...

call: Newick office: **01825 722288**

email: new@mansellmctaggart.co.uk

web: www.mansellmctaggart.co.uk

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In brief...

- HALL
- DOWNSTAIRS CLOAKROOM
- SITTING ROOM/DINING ROOM WITH WOODBURNER
- WELL EQUIPPED KITCHEN
- MASTER BEDROOM WITH ENSUITE SHOWER ROOM
- 2 FURTHER BEDROOMS
- BATHROOM
- TWO PARKING SPACES
- OIL FIRED UNDERFLOOR HEATING
- DOUBLE GLAZING
- ENGINEERED WOOD FLOORING
- REAR GARDEN WITH COVERED PATIO, LAWN & RAISED BARK AREA
- NO ONWARD CHAIN
- EPC C



*This attractive terrace
of 4 similar properties
was built in 2006*

In more detail...

This **modern 3 bedroom end of terrace house** was built in 2006, benefits from **underfloor heating**, and en suite shower room to the main bedroom and is available with **no onward chain**.

On the ground floor there is a hall, a downstairs cloakroom, a **21'1 x 13' sitting room/dining room with woodburner** and double doors to the covered rear patio.

Off the hall is a kitchen with oven, hob, integrated fridge & freezer and a door to the garden.

Stairs rise from the hall to the first floor landing, off which there are 3 bedrooms. The main bedroom has an **ensuite shower room/wc**. Two of the bedrooms are to the front and one is to the rear where there is also a bathroom.

Further benefits include oil fired underfloor heating to both the ground and first floors, engineered wood flooring and double glazing throughout.

To the front are **two brick paved parking spaces** outside your house. **The rear garden** has a covered patio area with steps up to a lawned area and then a raised bark area. There is also gated side access.



The location...

South Chailey is a popular rural village surrounded by open countryside with nearby woodland walks, lying approximately five miles to the north of the county town of Lewes with easy access to both Haywards Heath and Burgess Hill. Chailey Common nature reserve is also nearby. The village amenities include a convenience store/post office, a doctors' surgery and a well regarded nearby secondary school within walking distance. The village of Chailey Green (one mile north) has a church, a pub and a primary school with nursery. Plumpton Green has a railway station as does Cooksbridge. The towns of Haywards Heath, Burgess Hill and Lewes all have extensive shopping centres. Fast rail services to London (Victoria and London Bridge both approximately 45 minutes) can be found at Haywards Heath.

DIRECTIONS: From our Newick office head west along the A272 in the direction of Haywards Heath until reaching the two mini-roundabouts at North Chailey. Turn left at the second of these two mini roundabouts heading south along the A275 in the direction of Lewes. After a couple of miles you will come into the village of South Chailey, take the only main right turn which is Mill Lane and signposted to Chailey School, then turn first left into Mill Brooks and Willow Gardens can be found a few hundred yards along on the left hand side.

Worth bearing in mind...

The property benefits from oil fired underfloor heating to both the ground and first floor

