



Oaklea, South Chailey BN8 4AB

£575,000



**MANSELL  
McTAGGART**  
— Trusted since 1947 —

# Oaklea, South Chailey

A well presented FOUR BEDROOM DETACHED HOUSE offering spacious & versatile accommodation with a 180ft SOUTH/WEST FACING REAR GARDEN

An arched double glazed front door leads into the porch and then hallway which has stairs rising to the first floor. The double aspect, L shaped LOUNGE/DINING ROOM has an open plan feel with patio doors to the rear.

Off the dining area is the OFFICE/GROUND FLOOR BEDROOM and at the rear is the kitchen with electric oven & hob, dishwasher, microwave & waste disposal unit. The separate UTILITY ROOM is to the side and has doors to front & rear.

On the first are three bedrooms, 2 to the front and one to the rear, which has built in wardrobes. The luxurious BATHROOM/SHOWER ROOM has a double ended bath & a walk in shower.

Outside, to the front, there is a generous driveway and a garage. To the rear is the lovely 180ft south/west facing garden including a separate orchard.

- PORCH & HALL
- LOUNGE/DINING ROOM
- KITCHEN & UTILITY ROOM
- GROUND FLOOR BEDROOM/OFFICE
- 3 FIRST FLOOR BEDROOMS & LUXURIOUS BATHROOM/SHOWER ROOM
- DRIVEWAY/GARAGE
- DOUBLE GLAZING & OIL FIRED CENTRAL HEATING
- 180FT SOUTH/WEST FACING REAR GARDEN
- FREEHOLD EPC F LEWES COUNCIL TAX BAND E



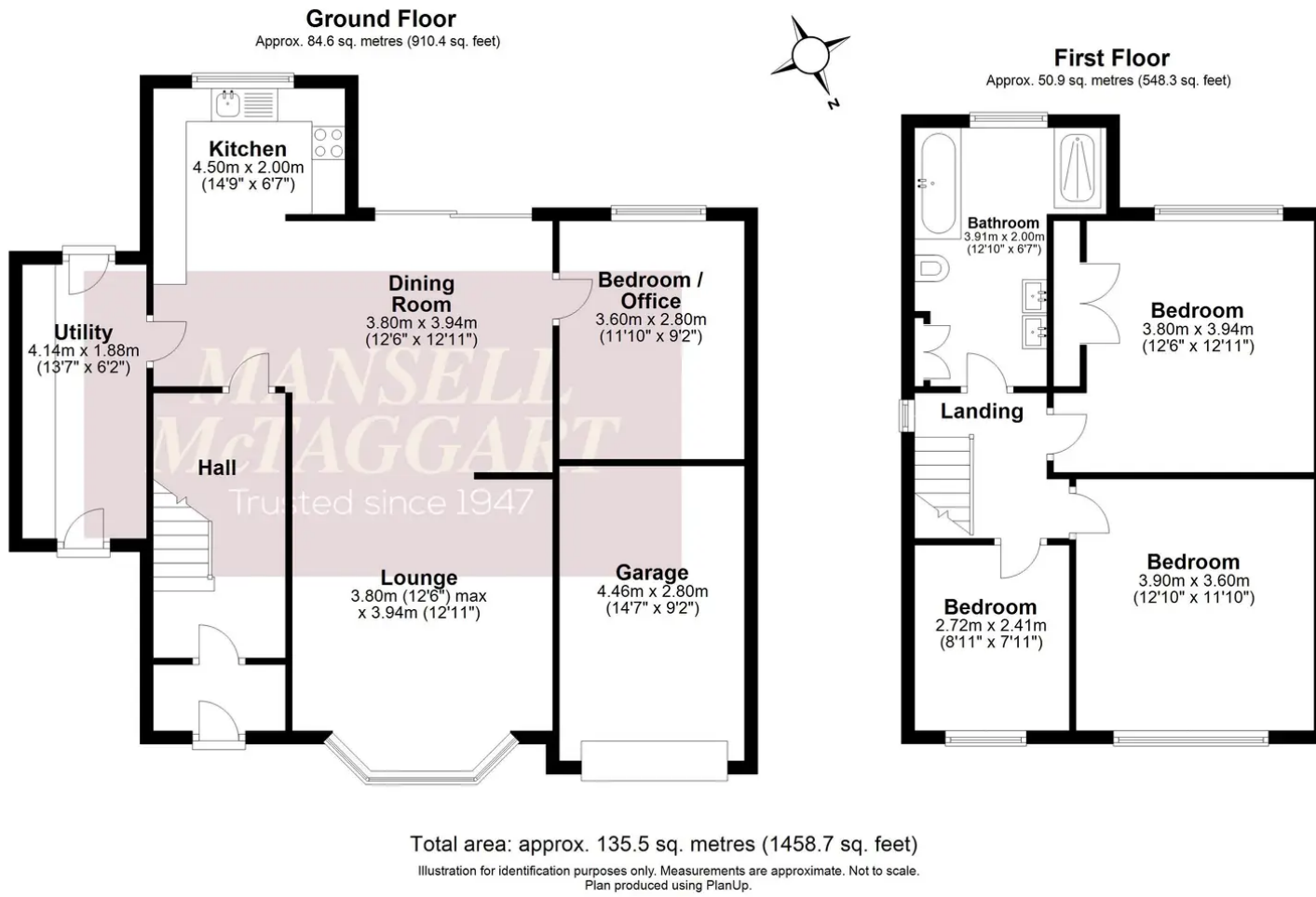


## Oaklea, South Chailey

Situated in the heart of this popular village where the amenities available include a convenience store and a popular secondary school. There is a primary school, pub and church in Chailey Green about a mile to the north. The village is surrounded by open countryside which is interspersed with footpaths and bridleways linking the neighbouring districts, Chailey Common Nature Reserve and the River Ouse at Barcombe. The towns of Lewes, Burgess Hill and Haywards Heath are within 6 to 7 miles and all offer extensive shopping, recreational facilities and mainline railway stations, (Haywards Heath to Victoria/London Bridge approximately 45 minutes).

**DIRECTIONS** From our office on the green at Newick head west along the A272 in the direction of Haywards Heath until reaching the two mini-roundabouts at North Chailey. Here turn left at the second of these two roundabouts heading south on the A275 in the direction of Lewes. Continue along this road until reaching the village of South Chailey. Go past the first proper turning on the right which is Mill Lane and 'Oaklea' can be found a short distance further along, on the right.





## Mansell McTaggart Newick

Mansell McTaggart, 3a The Green - BN8 4LA

01825 722288

[new@mansellmctaggart.co.uk](mailto:new@mansellmctaggart.co.uk)

[www.mansellmctaggart.co.uk/branch/newick](http://www.mansellmctaggart.co.uk/branch/newick)

Consumer Protection from Unfair Trading Regulations 2008 We have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are in working order or fit for purpose. You are advised to obtain verification from your solicitor or surveyor. References to the tenure of a property are based on information supplied by the seller. We have not had sight of the title documents and a buyer is advised to obtain verification from their solicitor. Items shown in photographs are not included unless specifically mentioned within the sales particulars, but may be available by separate negotiation.