



Chapel House, Shortbridge Road, Piltdown TN22 3XD

£750,000



**MANSELL
McTAGGART**
— Trusted since 1947 —

Chapel House

A stunning SEMI-DETACHED PERIOD PROPERTY with generous (nearly 2,000 sq ft), beautifully appointed accommodation set on a superb SOUTH FACING, THIRD OF AN ACRE PLOT backing onto Piltdown golf course.

Believed to originally incorporate a chapel with school room, the property boasts a wealth of character & charm. The front door leads into the SITTING ROOM with fireplace, off which is the hall where there is a cloakroom/wc and stairs to the first floor. Also on the ground floor is the kitchen with Calor gas five ring hob & electric double oven, a utility room and a separate dining room with doors to the rear garden.

One of the main features of the house is the 19'7 x 17'8 DRAWING ROOM with vaulted ceiling, brick chimney breast with woodburner & triple doors to the gardens. On the first floor there are two bedrooms, one with an ensuite bathroom & one with an ensuite shower room. Both bedrooms have fine VIEWS over the gardens & the golf course and one has built in wardrobes.

A driveway with parking for several cars leads up to a detached DOUBLE GARAGE. The delightful grounds wrap around three sides of the property with lawns, paved terrace, mature shrubs & trees, summerhouse and back directly onto the golf course.

- A STUNNING SEMI-DETACHED PERIOD PROPERTY SET ON A DELIGHTFUL THIRD OF AN ACRE PLOT OVERLOOKING PILTDOWN GOLF COURSE
- HALL, UTILITY AREA & DOWNSTAIRS CLOAKROOM/WC
- KITCHEN, DINING ROOM & SITTING ROOM
- SUPERB 19'7 X 17'8 DRAWING ROOM WITH VAULTED CEILING
- TWO FIRST FLOOR BEDROOMS ONE WITH EN SUITE BATHROOM & ONE WITH EN SUITE SHOWER ROOM
- DRIVEWAY WITH AMPLE PARKING & DETACHED DOUBLE GARAGE
- LOVELY WRAP AROUND SOUTH FACING GARDENS WITH SUMMERHOUSE
- FREEHOLD COUNCIL TAX BAND F WEALDEN EPC E





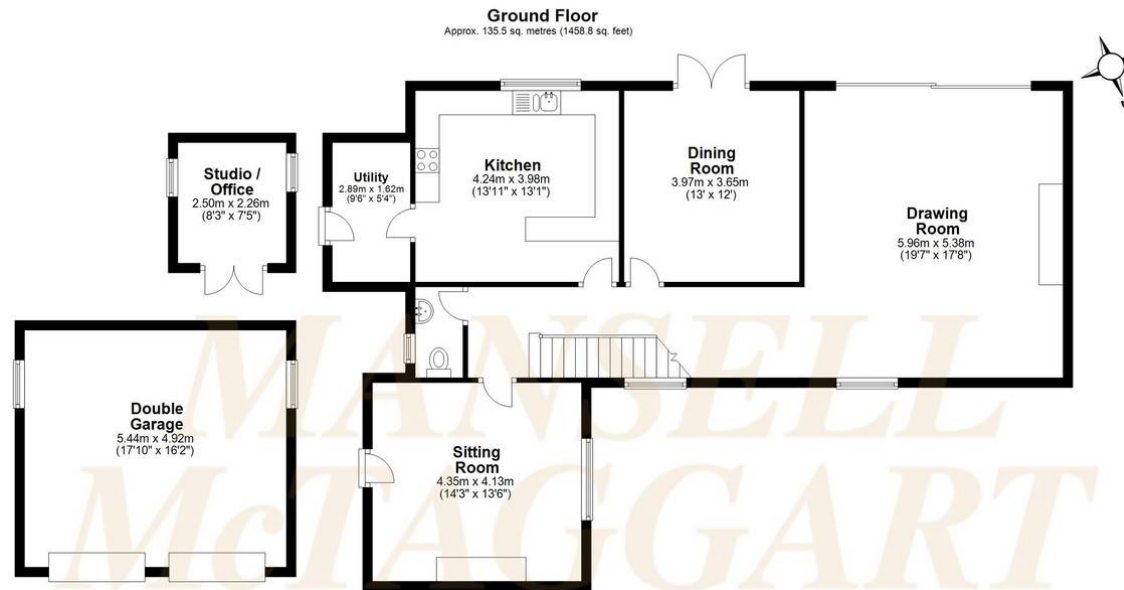
Chapel House

The property is located in a charming country road flanked on both sides by Piltdown Golf Course within Piltdown hamlet which is pleasantly semi-rural and where properties are seldom available, approximately one and a half miles to the east of Newick. Piltdown boasts an organic farm shop, garage with convenience store and two interesting old inns, the Piltdown Man and the Peacock.

The lovely open areas of the Ashdown Forest are a few minutes by car and the town centre of Uckfield with its excellent recreational, schooling and shopping facilities is about 3 miles. Nearby Newick offers a number of excellent local shops, outstanding primary school, health centre, 3 pubs and sports facilities whilst Haywards Heath (about 9 miles) provides extensive shopping and other amenities together with a main line commuter rail service to London (Victoria/London Bridge approximately 45 minutes).

DIRECTIONS: From our Newick office head in an easterly direction along the A272 towards Uckfield, until reaching Piltdown. Staying on the A272, go past the Piltdown man on your right and then take the turning to your right just beyond the petrol station, passing Piltdown pond on your left, Chapel House can be found a few hundred yards along on your right.





Total area: approx. 183.3 sq. metres (1972.6 sq. feet)

Illustration for identification purposes only and not to scale. Measurements are approximate.
© Roots Property Marketing
Plan produced using PlanUp.

Mansell McTaggart Newick

Mansell McTaggart, 3a The Green - BN8 4LA

01825 722288

new@mansellmctaggart.co.uk

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.