



Beadlands, North Common Road, North Chailey BN8 4ED

£625,000



**MANSELL
McTAGGART**
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Beadlands, North Common Road

A superb 3 BEDROOM ATTACHED SINGLE STOREY PROPERTY having been substantially improved & extended by the current owners in a chic, contemporary style set in a lovely rural location

A stable door opens into the fabulous OPEN PLAN KITCHEN/DINING/LIVING SPACE with bifold doors & windows, storage cupboards and bespoke kitchen area with double butler sink, range cooker, American style fridge freezer, dishwasher & washing machine. There is a lounge with double doors to outside & an inner hall has further storage, a woodburner and a cloakroom/wc.

The property offers highly versatile accommodation and is currently arranged as 3 bedrooms - one has a vaulted ceiling with Velux windows and hideaway mezzanine area and one has built in bedroom furniture, a woodburner & stable door to the front. The LUXURIOUS BATHROOM has a roll top bath and separate walk in shower. Further features include oak joinery, stone flooring, double glazing & electric underfloor heating.

Outside a five bar gate leads to a GENEROUS PARKING AREA and the gardens wrap around three sides of the property

- A SUPERB 3 BEDROOM ATTACHED SINGLE STOREY PROPERTY HAVING BEEN IMPROVED & EXTENDED IN A CHIC, CONTEMPORARY STYLE
- FABULOUS OPEN PLAN KITCHEN/DINING/LIVING SPACE
- LOUNGE WITH DOUBLE DOORS TO OUTSIDE & INNER HALL WITH WOOD BURNER
- LUXURIOUS BATH/SHOWER ROOM WITH ROLL TOP BATH AND WALK IN SHOWER PLUS FURTHER CLOAKROOM/WC
- 3 BEDROOMS (ONE WITH MEZZANINE AREA)
- OAK JOINERY, STONE FLOORING, ELECTRIC UNDERFLOOR HEATING & DOUBLE GLAZING
- GENEROUS PARKING & GARDENS TO FRONT & SIDE





Beadlands, North Common Road

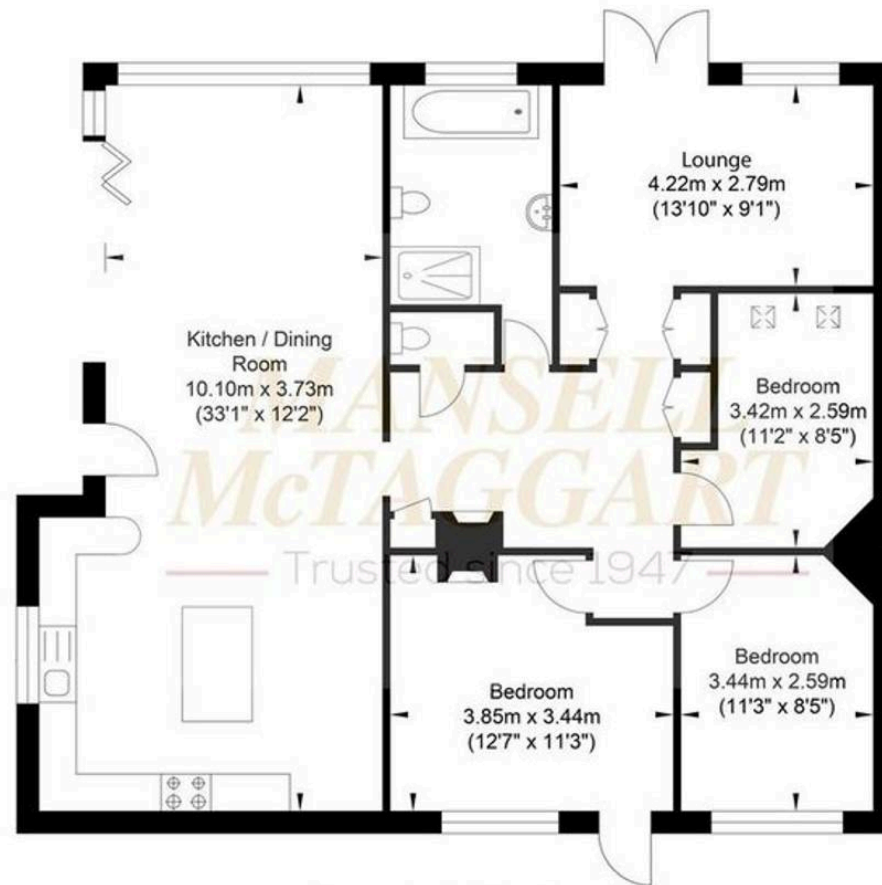
The property is situated in a rural position between North Chailey and Wivelsfield Green surrounded by countryside. The village of Wivelsfield Green is within half a mile providing an excellent general store, an inn, recreation ground and a modern primary school. The property is close to Chailey Common Nature Reserve with its numerous footpaths and bridleways linking with the neighbouring districts, Ditchling Common and the South Downs Way.

For everyday requirements the towns of Burgess Hill and Haywards Heath are both approximately five miles distant where there are a good range of shops, sports and leisure facilities and mainline railway stations (Haywards Heath to Victoria/London Bridge approximately 45 minutes).

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 mini-roundabout heading south along the A275 in the direction of South Chailey then taking the first proper turning on the right and proceeding a short distance along this road until reaching a set of cross roads. Turn left at this cross roads towards Wivelsfield Green and carry along this road which is at first flanked by Chailey Commons until finding Beadlands on the right hand side.

FREEHOLD EPC G COUNCIL TAX BAND D LEWES





Approximate Floor Area
1123.21 sq ft
(104.35 sq m)



Approximate Gross Internal Area = 104.35 sq m / 1123.21 sq ft
Illustration for identification purposed only, measurements are approximate, not to scale.

Mansell McTaggart Newick

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