



Windrush, Newhaven Road, Kingston, Lewes, East Sussex, BN7 3NE

£1,175,000



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The Property

Exceptional 4-bedroom link-detached property, perfectly situated on the desirable location between Lewes & Kingston Village. Offering a blend of semi-rural tranquility and modern living, this home is ideal for families or anyone seeking a peaceful retreat with convenient access to local amenities.

The property boasts an impressive layout, featuring 4 generously sized double bedrooms, ensuring ample space for family members or guests. Each bedroom is bright and airy, with plenty of natural light streaming through the windows, creating a warm and inviting atmosphere.

With 3 reception rooms, this home offers exceptional versatility to suit your lifestyle. Whether you need a formal dining room, a cozy lounge for family evenings, or a dedicated home office, this property has the space to accommodate your needs. The reception rooms are thoughtfully designed to provide comfort and functionality, making them perfect for both everyday living and entertaining.

One of the standout features of this property is its stunning wrap-around gardens. Impeccably maintained, these gardens offer a private and serene outdoor space where you can relax, entertain, or simply enjoy the fresh air. The gardens are perfect for children to play, for hosting summer barbecues, or for those with a green thumb looking to cultivate their own outdoor haven.

This property offers breathtaking countryside views that can be enjoyed from various vantage points throughout the home.

The property includes a driveway with ample parking space for 2 vehicles. While enjoying a semi-rural location, the property remains within easy reach of local schools, shops, and transport links, making it an excellent choice for families and commuters alike.

Nestled in a sought-after semi-rural setting, this property provides the best of both worlds – the serenity of countryside living combined with the convenience of nearby Lewes town centre. Surrounded by picturesque countryside views, this home offers a unique opportunity to enjoy the beauty of nature right on your doorstep.







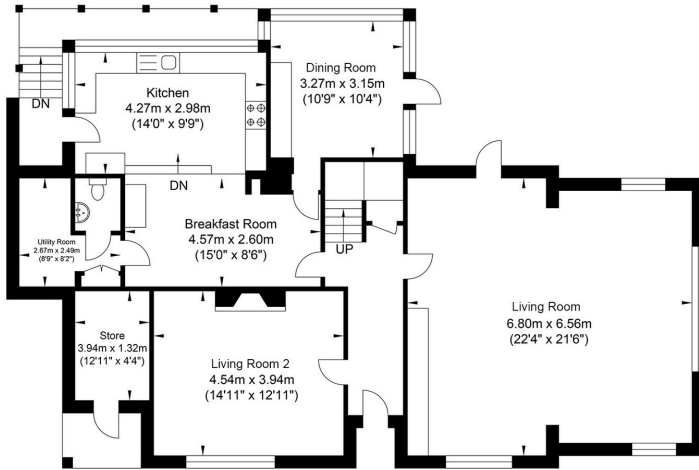
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The Location

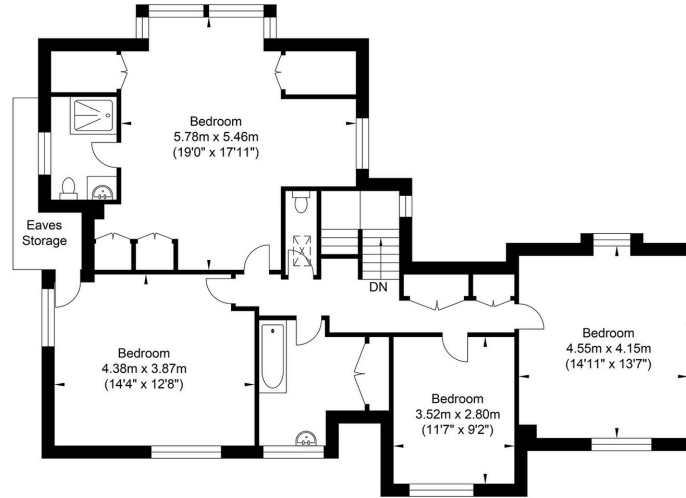
Kingston is a picturesque village located approximately two miles from Lewes. The Village itself has a good range of leisure activities, along with a 15th century church, pre-school and junior school. The village pub, The Juggs provides a good focal point for the village. With access to The South Downs there are charming down land walks to the neighboring villages and to Lewes. There is also a cycle path into Lewes and a regular bus service. Lewes is a unique shopping and leisure destination, offering a wide range of local shops and independent boutiques.

Lewes is the county town of East Sussex, nestled within the South Downs National Park, with a direct fast train service to London. The station which is within walking distance, offers links to London in just over an hour and Brighton in under 20 minutes. The town offers an excellent range of shops including 3 prime supermarkets, Waitrose, Tesco and Aldi along with a variety of independent medieval and Georgian high street shops. Depot Cinema is a new state of the art three screen community cinema screening a variety of new releases, documentaries, classics & films for all the family. Additionally, Lewes offers a wide range of popular cafe's, old inns and restaurants as well as a farmers market held the first weekend of every month. The internationally recognised Glyndebourne Opera House is located approx 4 miles from Lewes. High quality sports facilities including Pool ,Track, Tennis as well as County and Regional teams representing Football, Rugby, Cricket and Hockey offering great opportunities for adults and children alike. Highly regarded infant and primary schools are an easy walk as are Priory Secondary School, Sussex Downs College and Lewes Old Grammar School.

Newhaven Road, Kingston



Ground Floor
Approximate Floor Area
1305.44 sq ft
(121.28 sq m)



First Floor
Approximate Floor Area
954.97 sq ft
(88.72 sq m)

Approximate Gross Internal Area = 210.0 sq m / 2260.42 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale.

Agents Notes
Tenure - Freehold
EPC - TBC
Council Tax Band - F



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