





113 Keymer Road

Hassocks,

This well presented three bedroom mid terrace Victorian town house situated in Keymer village with easy access to local amenities and the Greyhound pub, is a versatile accommodation built over three floors, with the ground floor having its own entrance and shower room plus living area could be used as an annex or bring in an airbnb income.

Entrance hall with stairs rising to first floor, a separate living room with a bay fronted window and open feature fire place, a large dining room with a built in storage cupboard, leading into the modern fitted kitchen with a selection of eye level and base units. Integrated appliances include a four ring gas hob, oven, grill and dishwasher, also space for washing machine, tumble dryer and fridge freezer, with a door onto the rear garden.

On the lower ground floor the self-contained area has a living space with a useful wash hand basin and storage cupboard, a shower room with its own cubicle, wash hand basin and WC. The bedroom has a bay fronted window and its own access from the front of the property.

The first floor has a landing with loft access, a cupboard housing a Viessman combi boiler and two bedrooms. The master has a bay fronted window with box seat and storage with further built in storage, a family bathroom consisting of panelled bath with over head shower, wash hand basin and WC.



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Outside, the secluded rear garden has a patio area leading to lawn, a further raised patio seating area, raised bed and border with various plants and flowers. The front garden has a paved patio with border and access to both the house and lower ground floor via steps.

- Three bed Victorian town house
- Three floors
- Two reception rooms
- Well presented
- Secluded rear garden
- Family bathroom
- Fitted kitchen
- Shower room
- Separate access to ground floor
- EPC: C Council Tax: C

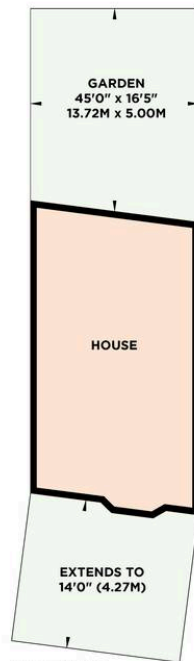
Located in the Keymer conservation area within 50 meters of a small parade of shops, Church and village pub.

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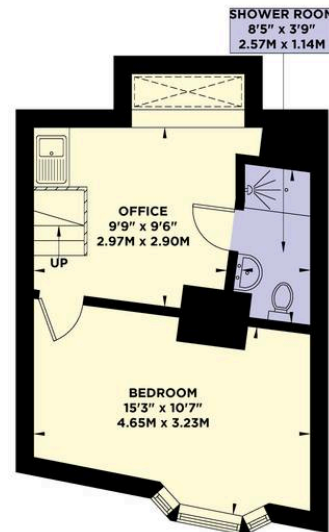


KEYMER ROAD

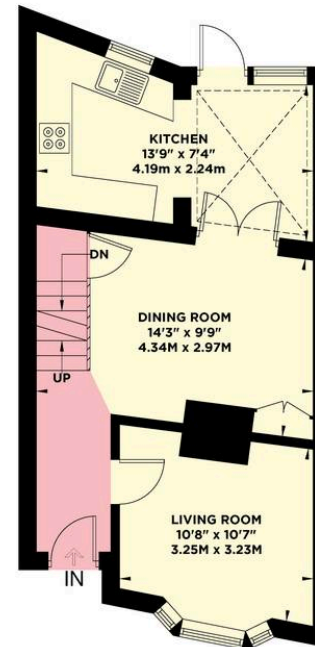
APPROXIMATE GROSS INTERNAL AREA
104.9 sq m / 1129 sq ft



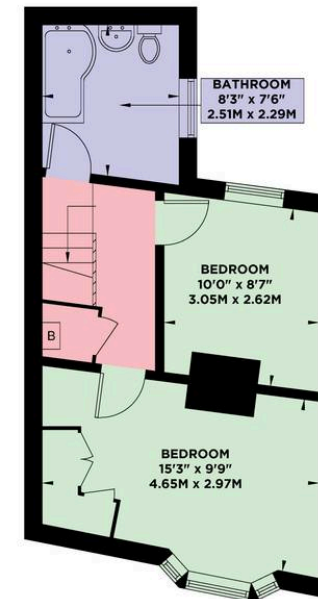
Site Plan



Lower Ground Floor
29.4 sq m / 316 sq ft



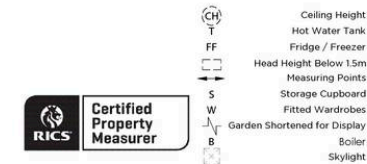
Raised Ground Floor
41.0 sq m / 441 sq ft



First Floor
34.5 sq m / 371 sq ft

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Plots, gardens, balconies and terraces are illustrative only and excluded from all area calculations. All site plans are for illustration purposes only and are not to scale. This floor plan has been produced in accordance with Royal Institution of Chartered Surveyors' International Property Standards 2 (IPPS2). Every attempt has been made to ensure the accuracy however all measurements, fixtures, fittings and data shown is an approximate interpretation for illustrative purposes only.



Mansell McTaggart Hassocks

Mansell McTaggart, 29 Keymer Road – BN6 8AB

01273 843377

has@mansellmctaggart.co.uk

www.mansellmctaggart.co.uk/branch/hassocks

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