

Offers in Excess of:

£257,500

Garnham
H Bewley

5 Stonedene Close, Forest Row



- Split-Level Maisonette
- Two Double Bedrooms
- Bright & Spacious Lounge
- Stylishly Fitted Kitchen
- Tastefully Finished Bathroom
- Utility Area
- Private Rear Garden
- Excellently Positioned backing onto the Forest Way

For further information contact Garnham H Bewley:

Tel: 01342 410227 | Email: eastgrinstead@garnhamhbewley.co.uk



5 Stonedene Close, Forest Row RH18 5DB

Garnham H Bewley are delighted to bring to market this spacious and beautifully modernised split-level maisonette, set within a peaceful cul-de-sac in the ever-popular village of Forest Row.

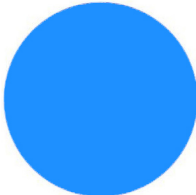
Tastefully updated by the current owners, this light and stylish home offers well-proportioned living space and excellent access to the scenic Forest Way, perfect for walking and cycling enthusiasts.

The accommodation comprises a generous lounge, modern kitchen, two double bedrooms, a contemporary bathroom, and a private rear garden. Internal viewings are highly recommended to fully appreciate this well-presented home.

Ground Floor & First Floor: The property is accessed via a private front door with stairs leading up to the main entrance hall, currently used as a practical utility area, complete with side-aspect window. The kitchen features a range of wall and base units with work surfaces, integrated cooker and gas hob with extractor hood, space for a fridge/freezer, and a rear-facing window overlooking the garden. The spacious lounge is positioned at the front of the property and includes a door leading to the upper level. Also on this floor is the second bedroom, which enjoys views over the rear garden and includes a built-in wardrobe and storage cupboard. The family bathroom is fitted with a panel-enclosed bath with mixer tap and shower over, glass screen, wash hand basin, low-level WC, heated towel rail, and side-aspect window.

Second Floor: The top floor is dedicated to the generous master bedroom, complete with dormer window to the front aspect and built-in wardrobes, offering ample storage.

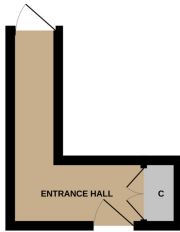
Outside: To the rear, the property enjoys a private garden mainly laid to lawn, with rear gate access leading directly to the Forest Way. A large brick-built shed provides ideal storage for garden tools, bikes, or outdoor equipment.



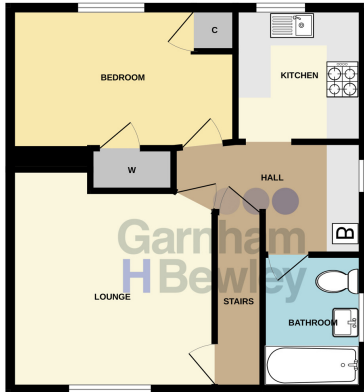
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Accommodation

GROUND FLOOR
65 sq.ft. (6.1 sq.m.) approx.



1ST FLOOR
505 sq.ft. (46.9 sq.m.) approx.



2ND FLOOR
181 sq.ft. (16.9 sq.m.) approx.



TOTAL FLOOR AREA : 752 sq.ft. (69.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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First Floor

Entrance Hall/Utility Area

Kitchen

8' 4" x 7' 1" (2.54m x 2.16m)

Lounge

12' 6" x 10' 4" (3.81m x 3.15m)

Bedroom 2

14' 3" x 9' 2" (4.34m x 2.79m)

Bathroom

Second Floor

Master Bedroom

12' 3" x 10' 2" (3.73m x 3.10m)

Outside

Garden



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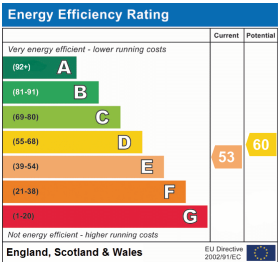


Nearest Stations:

- East Grinstead Station (3.6 miles)
- Dormans Station (4.8 miles)
- Cowden Station (5.0 miles)

Nearest Schools:

- Forest Row Church of England Primary School and Nursery (0.5 miles)
- Ashurst Wood Primary School (1.4 miles)
- Michael Hall School (1.1 miles)
- Greenfields School (1.5 miles)



All dimensions are approximate and are quoted for guidance only, their accuracy cannot be confirmed. Reference to appliances and/or services does not imply they are necessarily in working order or fit for the purpose. Buyers are advised to obtain verification from their solicitors as to the Freehold/Leasehold status of the property, the position regarding any fixtures and fittings and where the property has been extended/converted as to Planning Approval and Building Regulations compliance. These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. Where a room layout is included this is for general guidance only, it is not to scale and its accuracy cannot be confirmed

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