



BY DESIGN



The Chapel

3 Grosvenor Hall, Bolnore Road, Haywards Heath, RH16 4BX

An extraordinary harmony of heritage and contemporary elegance.

This magnificent home which was formerly the chapel of a Victorian convent dating back to 1886, has been exquisitely restored and reimagined into a stunning six-bedroom family residence, extending to over 5,400 sq.ft.

Tucked away within the serene and landscaped grounds of Grosvenor Hall, yet just a 15-minute walk from Haywards Heath station, it perfectly balances historic charm, modern sophistication, and a highly convenient location.

Stepping through the original arched front door, you enter a world where soaring vaulted ceilings, exquisite stonework, and grand proportions evoke the timeless beauty of historic architecture, now seamlessly complemented by modern luxury and thoughtful design.



6 Bedrooms



5 Bathrooms



Garage & 2 allocated
parking spaces



5436
sqft





Ground Floor

The entrance hall, with its beautifully patterned tiled floor, features bespoke boot and hook storage, combining practicality with style from the very first impression. Continuing through, one of the many “wow” features of this remarkable home awaits, a dramatic vaulted ceiling and a striking feature staircase. At its heart, a newly installed log burner with a 14-metre flue (installed Summer 2024) radiates warmth throughout the core of the home, creating a captivating focal point and a cosy space to sit and relax.

The kitchen/family room impresses with 4-metre high ceilings and expansive windows, enhancing the sense of grandeur and luxury. The bespoke kitchen is fitted with Miele appliances, a triple-oven electric AGA and patio doors opening onto the private south-facing garden. The living room is equally impressive, featuring charming window seats, original wooden shutters and an open stone character fireplace, creating a warm and inviting space. The ceiling height continues throughout the ground floor which is completed by a useful utility room, an additional reception room leading to a fully fitted bathroom, and a cloakroom.





Bedrooms and Upper Floors

Arranged over two further floors, the property provides six bedrooms and four beautifully appointed bathrooms, each with underfloor heating and tastefully designed to complement the home's historic character. From the first floor, the impressive landing leads to the principal suite, housed within the former chapel and showcasing the breathtaking 8-metre vaulted ceilings, original hand-painted ceiling from 1886, and magnificent stained-glass windows.

The current owners have reimagined this suite to perfection: double doors open to a spacious study and seating area, while a bespoke mezzanine level has been designed to make the most of the chapel's extraordinary height. The bedroom is located above the dressing room and treatment room on this bespoke mezzanine level, creating a striking sense of height and openness. The luxurious en-suite bathroom completes the suite, featuring dual sinks, a walk-in double shower, and a freestanding bath.



Outside

The private south-facing rear garden is mainly laid to lawn and framed by mature planting, creating a peaceful haven. Within the private garden, there is a delightful wood-chipped play area with a sunken trampoline, raised vegetable beds, arch roses, a wood store, and a greenhouse.

The wider communal grounds are approximately nine acres, together with an ancient bluebell woodland, providing a tranquil and exclusive setting. The property is approached via large electric gates on a no-through road, with a private driveway leading to the home, garage, allocated and guest parking.





Location

Positioned at the western edge of Bolnore Road, Grosvenor Hall offers a rare combination of countryside tranquillity and urban accessibility. Haywards Heath station is just a 15-minute walk, providing direct services to London Victoria (approx. 42 minutes), London Bridge (44 minutes), and Brighton (15 minutes).

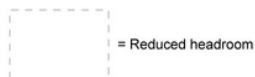


The area is renowned for its exceptional schools, including Bolnore Village Primary, Great Walstead, Cumnor House, Hurst College, Warden Park Academy, Ardingly College, and Burgess Hill Girls. Nearby Beech Hurst Gardens offers beautiful parkland, tennis courts, and family-friendly spaces, while leisure facilities, boutique shops, and fine dining establishments are all within easy reach, making this an ideal location for discerning families seeking both convenience and refined living.



Additional Property Information

- Built in circa 1886 and converted in 2016.
- The property is Freehold but also includes a share of freehold for the 9 acres of communal grounds including an ancient bluebell wood.
- CAT 6 cabling throughout all rooms.
- 1000 MB/s FTTP Ultrafast Broadband Connection shared between 8 properties.
- Wifi - 6 access points on every floor
- Annual Service charge £2,400 (At time of marketing) This includes the lawns to be cut weekly and window clean, every 6 weeks.
- Mains gas central heating and mains water.
- Garage with electric door and 2 allocated parking spaces.
- Council tax band G.
- EPC C

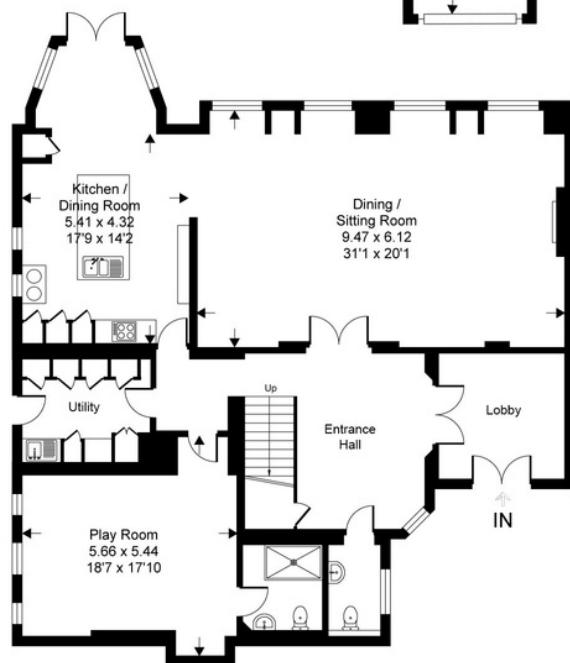
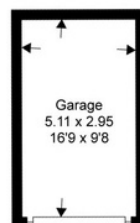


The Chapel, RH16

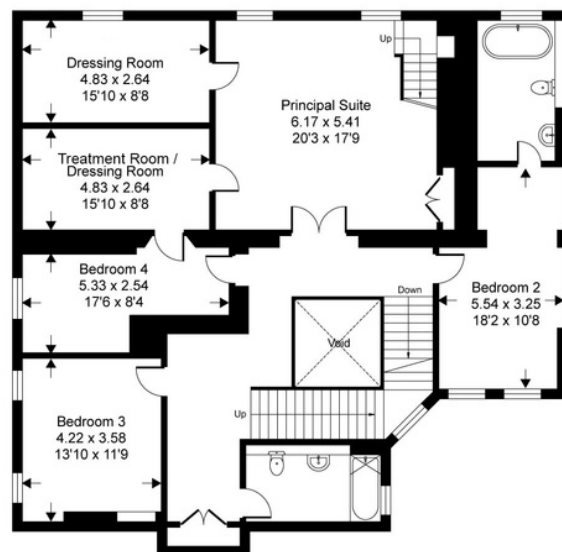
Approximate Gross Internal Area = 505 sq m / 5436 sq ft

Approximate Garage Internal Area = 15 sq m / 162 sq ft

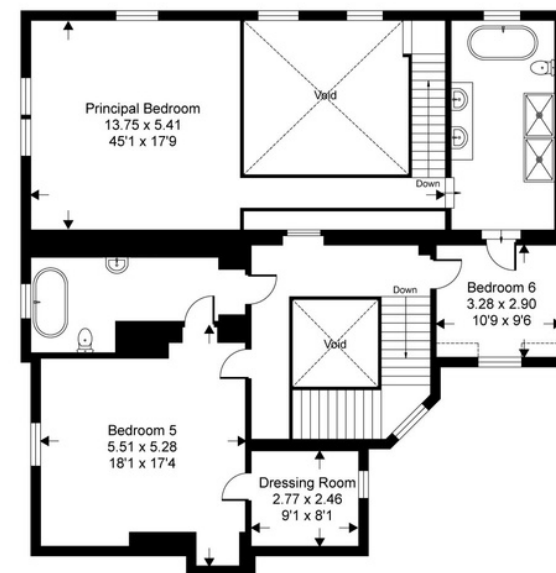
Approximate Total Internal Area = 520 sq m / 5598 sq ft
(excludes restricted head height)



Ground Floor



First Floor



Second Floor

This floor plan is for representation purposes only as defined by the RICS code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes.

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