



14 Trinity Road

HURSTPIERPOINT | WEST SUSSEX | BN6 9UY

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Situation

A beautifully presented 2 double bedroom home, ideally positioned moments from the High Street with a landscaped south facing garden and private off street parking

Hurstpierpoint is a vibrant village with a bustling High Street including a green grocers, deli, butchers, post office, 4 restaurants, 3 public houses and a church. The larger village of Hassocks, with its mainline train station provides regular rail services to London. There are also a range of revered state and private schools locally.

Tucked away at the end of a quiet cul-de-sac, this beautifully remodelled and thoughtfully updated home enjoys a highly convenient position just a short walk from the heart of the village, local primary school and health centre. At its core lies a superb open plan kitchen/sitting/dining space, designed with both everyday living and entertaining in mind. Bathed in natural light with patio doors out onto the rear garden, this impressive room features a recently installed kitchen fitted with a comprehensive range of integrated appliances, complemented by stylish new flooring that continues throughout the ground floor. The property has been significantly enhanced by the current owners and with the remodelling of the space includes a utility room offering further storage and appliance space, alongside a ground floor cloakroom. Upstairs, two generous double bedrooms are served by a recently refitted bathroom finished in a sleek modern style. Outside, the south facing rear garden has been completely transformed to create a highly usable and attractive outdoor space. A substantial porcelain terrace provides the ideal setting for entertaining with a dedicated barbecue area and a timber garden shed offering excellent additional storage. To the front, a private driveway provides off street parking for two vehicles.



Overview

Kitchen

- » Shaker style wall and base units
- » Inset ceramic sink and drainer
- » Inset 'Zanussi' induction hob
- » Integrated 'Hisense' electric oven
- » Integrated 'Hotpoint' dishwasher
- » Space for fridge freezer
- » Tiled splash back



Bathroom

- » Panelled bath
- » Wall mounted shower
- » Low level w.c. suite with concealed cistern
- » Wash hand basin with cupboards under
- » Heated ladder style towel radiator



Specification

- » 'Vaillant' gas fired boiler in the loft space
- » Fully landscaped rear south facing garden
- » Driveway with parking for two cars

External

The property is approached via a paved pathway leading to the front door, alongside a neatly arranged driveway combining block paving and tarmac to provide off street parking for two vehicles. To the rear, a generous porcelain terrace extends seamlessly from the house creating an ideal setting for outdoor dining and entertaining complete with a dedicated barbecue area. Beyond, the garden has been thoughtfully landscaped with artificial lawn offering an attractive yet low maintenance space to enjoy throughout the year. A timber store provides practical external storage.





Trinity Road, Hurstpierpoint, BN6 9UY

Approximate Gross Internal Area = 77.7 sq m / 836 sq ft

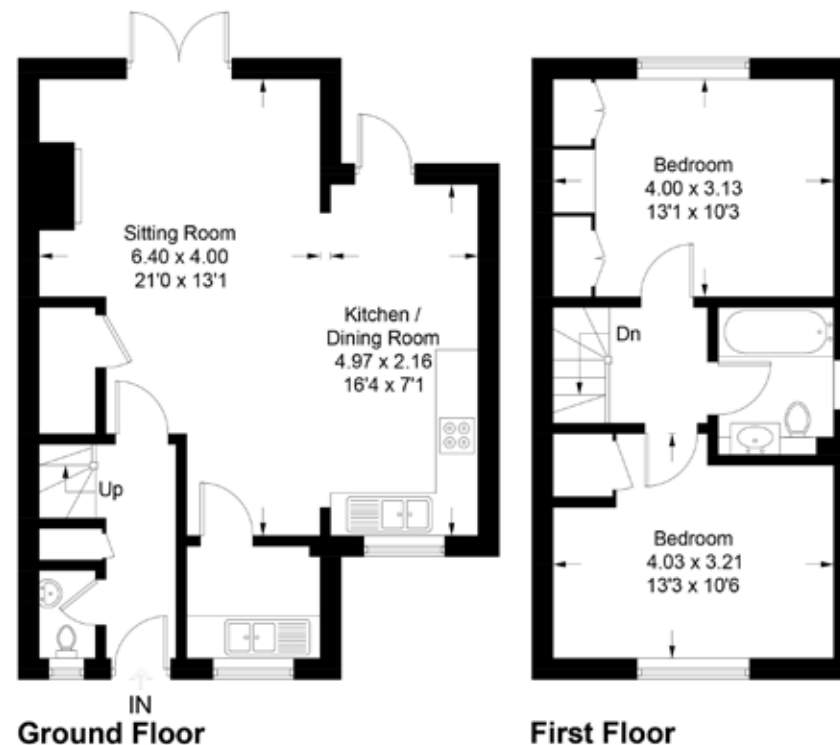


Illustration for identification purposes only, measurements are approximate, not to scale.
Imageplansurveys @ 2026

Transport Links

Hassocks Train Station	approx. 1.2 miles
Haywards Heath Train Station	approx. 7.8 miles
London Victoria By Train	approx. 45 mins
A23 Slip Road	approx. 1.6 miles
Brighton	approx. 9 miles
Gatwick Airport	approx. 19 miles

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The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of the Property are based on information supplied by the seller. The Agent has not had sight of the title documents.

A buyer is advised to obtain verification from the solicitor.

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