



**MANSELL
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Prospect Cottage, 37 High Street, Hurstpierpoint, BN6 9TT
£465,000



37 High Street

Hurstpierpoint,

This beautifully presented two bedroom cottage situated on the heart of Hurstpierpoint village offering stunning views from both front and rear, with open planned living, roof terrace, patio rear garden and off road parking. Oozing in both charm and character. The home is turn key ready and internal viewing is strongly recommended.

- Two bedroom character cottage
- Beautifully presented
- Roof terrace
- Parking
- Open planned living
- Central village location
- Views
- Family bathroom
- Patio rear garden
- EPC: C Council tax: C



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Entrance to ground floor with stair case rising to the first floor, the ground floor is very much open planned living with engineered oak flooring, a feature fire place, under stair storage cupboard, a modern fitted kitchen with a selection of eye level and base units, space for washing machine, fridge freezer, integrated Neff oven and grill, logic gas boiler, patio doors onto rear garden.

On the first floor the landing has loft access, two double bedrooms of which one has a door onto the roof terrace with distant stretching views, a family bathroom with paneled bath Aqualisa shower, wash hand basin and WC.

Outside, the rear patio garden has gated access, seating and borders. At the front there is a paved off road parking.



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Approximate Gross Internal Area (Excluding Balcony) = 72.41 sq m / 779.41
Illustration for identification purposes only, measurements are approximate, not to scale.



Mansell McTaggart Hassocks

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