



**3 Bed  
House  
located in**

**MyHaus.**

**60 London Road  
Hassocks  
BN6 9NU**



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**Offers In Excess Of  
£430,000**

Welcome to London Road, Hassocks – a wonderfully laid-back spot that blends village life with brilliant commuter links, perfect for growing families or those making the move out of the city. This generously sized semi-detached home comes with off-street parking for several cars and great potential to make it your own.

Inside, the house feels bright, airy and welcoming. Downstairs you'll find two large reception rooms, ideal for entertaining or stretching out with family. The galley-style kitchen leads out to a good-sized garden – already a great space for BBQs and summer days, with room (subject to planning) to extend and create an open-plan kitchen/living/dining area if that's on your wishlist.

Upstairs, there are currently two spacious double bedrooms, one of which is being used as a home office. The third bedroom has been converted into a stylish and generously sized bathroom – but the current owner is more than happy to change this back into a third bedroom at the buyer's request. It's an easy switch thanks to click-fit pipework, so you won't have to compromise on space or layout.

The home has been well looked after and updated with care over the years, with a full rewire, new ceilings, boiler, and a refreshed kitchen – all ready for you to move straight in while still having room to add your own stamp over time.

And, in the owner's own words:

"I've had many fond and happy memories in this house, having lived here for 9 years. As a local in Hassocks, it's the perfect location to access the train station, schools and pubs! My favourite memories in there were writing songs by the open fire and having friends over for BBQs. It's a three-bed house on paper, but I put a bathroom in bed three because I didn't need it – I can remove this at the buyer's request and turn it back into a bedroom, or leave it there. It's only click-fit pipe fittings so it'll only take a few hours. I had the whole house rewired to a very high standard, with new ceilings, kitchen and boiler. It has scope (STP) to extend out the back to make an open-plan kitchen living room."

Hassocks is a real gem of a location – the high street is just a 10-minute walk away with everything you need day to day, and you've got fantastic access to Burgess Hill, the A23, and the coast at Brighton. With great local schools, a welcoming community and a proper village pub just around the corner, it's no wonder so many people are making the move here.

If you're looking for a well-kept, flexible home in a friendly village with space to grow and loads of potential, this could be the one!



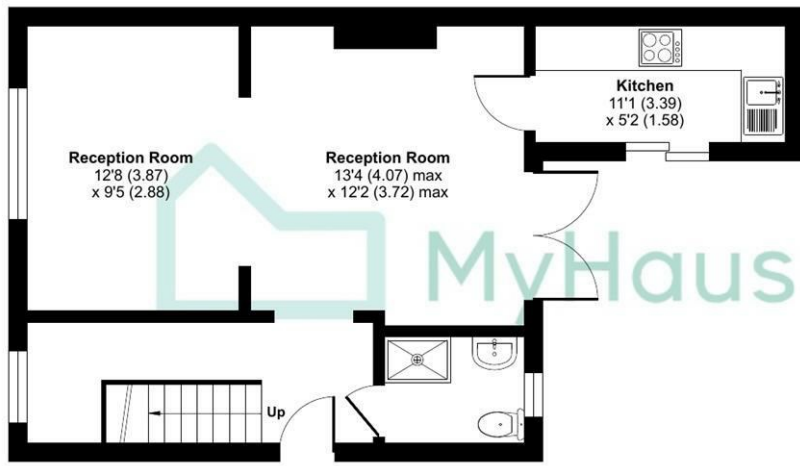
# London Road, Hassocks, BN6

Approximate Area = 846 sq ft / 78.5 sq m

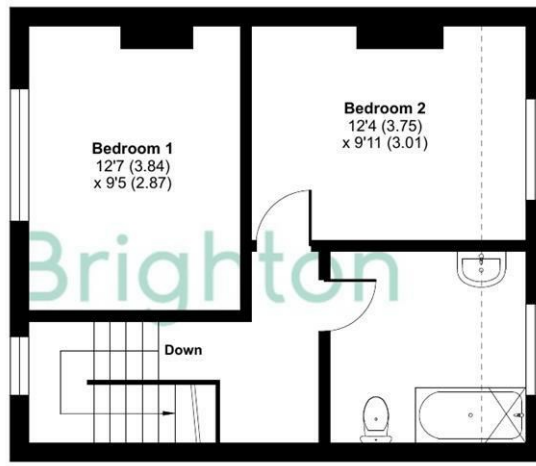
Limited Use Area(s) = 36 sq ft / 3.3 sq m

Total = 882 sq ft / 81.8 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n2hcom 2025. Produced for MyHaus Property Ltd. REF: 1276353

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			<b>77</b>
(55-68) <b>D</b>	<b>62</b>		
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

## DIRECTIONS

## CONTACT

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# MyHaus.