



Becesworde, Wonham Lane.

Betchworth

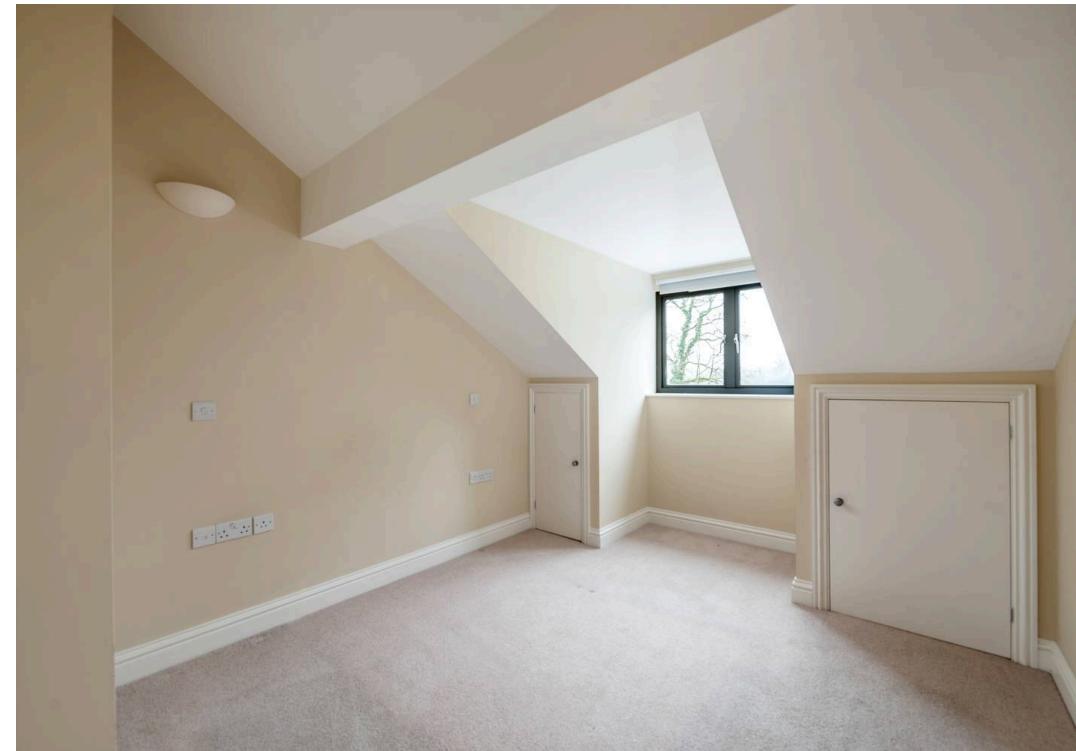
Guide Price £500,000

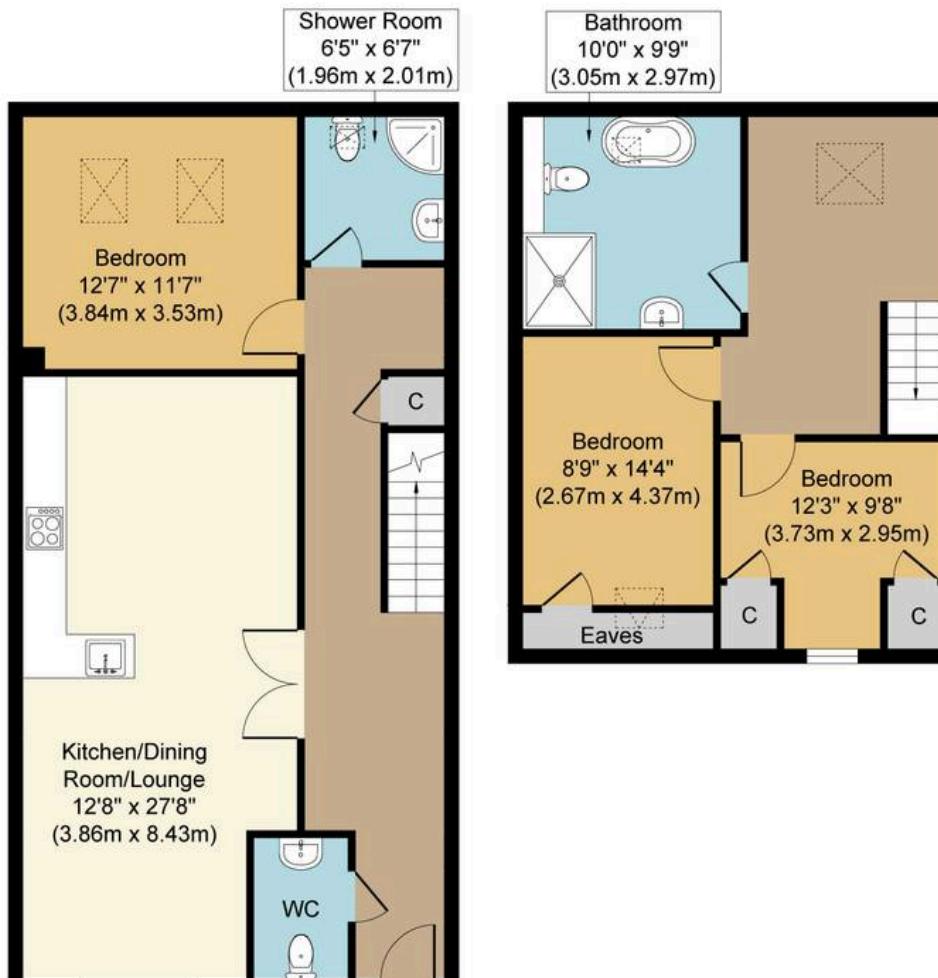
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This exceptional three double bedroom terraced mews house forms part of a sensitively converted water mill, offering a rare opportunity to acquire a home that seamlessly blends period character with contemporary living in an idyllic rural setting on the banks of the River Mole at Betchworth. The original mill building, which dates back to around 1740 (with historical records indicating a mill on the site since the early 14th century), was expertly converted into luxury dwellings approximately ten years ago by Jedris Mill Ltd, renowned for their sympathetic approach to period conversions. The property is presented in immaculate order throughout and benefits from beautiful views across the surrounding countryside, perfect for enjoying the ever-changing landscape. Internally, the accommodation is arranged over two floors and features three generous double bedrooms, a spacious living area, and a modern fitted kitchen, all finished to a high standard with quality materials and thoughtful design. The property boasts impressive eco-friendly credentials, including an underground heat source pump providing efficient and sustainable heating, as well as a rainwater harvesting plant supplying all grey water, making it an ideal choice for environmentally conscious buyers. Additional features include undercover parking and a secure basement storage area (ideal for bikes, outdoor equipment, or seasonal items). The location is particularly desirable, with Betchworth train station within 2.5 miles, offering convenient links to London and the wider region. Riverside and millpond walks are easily accessible, allowing residents to make the most of the tranquil surroundings and picturesque scenery. The property is offered with no onward chain, ensuring a smooth and straightforward purchase process. It is available on a leasehold basis under a 999-year lease from 18 January 2015, providing long-term peace of mind for discerning buyers seeking a distinctive home in a sought-after location.

Council Tax band: F. Tenure: Leasehold







Wonham Lane, RH3

Approx. Gross Internal Floor Area 1313 sq. ft / 122.00 sq. m

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.