

MARCHANTS



DALE AVENUE, HAS SOCKS, WEST SUSSEX, BN6 8LW



A spacious two bedroom detached bungalow with off road parking, garage, good size rear garden and located within 500 metres of schools, shops and mainline station. Available mid February on an initial 12 month tenancy agreement.

- Detached Bungalow
- Two Double Bedrooms
- Garage & Own Driveway
- Front & Rear Garden
- Appliances Included
- Good Size Living Room
- Close to Village Centre
- Available Mid February 2026



£1,650 PCM

1 Keymer Road, Hassocks, West Sussex, BN6 8AE

01273 843333 / www.marchantsestateagents.co.uk



Marchants Lettings: Marchants Limited,
Registered in England & Wales company
number 04702251 with registered office
being at 1 Keymer Road, Hassocks, West
Sussex, BN6 8AE.

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LOCATION

Nestled beneath the South Downs, Hassocks is a vibrant village that provides an excellent array of local amenities which include a variety of shopping facilities, eateries, post office, health centre and schools for all age groups. Adastra Park, which is located close to the high street, is a hub of activity featuring the village hall, social club, sports areas and children's play parks. Furthermore, at the top of the high street lies the main line railway station with regular services to London and the south coast. Surrounding the village is an abundance of stunning countryside and views of the South Downs national park, perfect for those seeking a semi rural location.

PROPERTY DESCRIPTION

Fully enclosed **PORCH**. Door to;

HALLWAY Radiator and heating thermostat. Cupboard housing electric meter and shelving (new carpet to be fitted Feb 2026).

KITCHEN Fitted with range of base cupboards and drawers with matching wall cupboards and laminate worktops. Stainless steel sink with mixer tap. Appliances include; Gas hob with extractor over, built in 'INDESIT FORNO FI31' single oven, 'Hotpoint' washing machine and a cupboard housing 'IDEAL ICOS HE15' gas fired boiler. Window with view to rear garden and door to side pathway leading to front and rear garden.

LIVING ROOM A south facing room enjoying pleasant view along Windmill Avenue. Radiator, TV aerial connection, telephone point and wall lights. Fireplace with electric heater insert.

BEDROOM 1 Built in wardrobes and cupboards with rails and shelving. Window with view over rear garden. Radiator.

BEDROOM 2 Built in wardrobes with rails and shelving. Window with view to side of property. Radiator.

BATHROOM A white suite comprising bath with mixer tap and over head electric shower, W.C., pedestal wash basin and mixer tap, wall hung mirrored cabinet. Obscured window and shelf underneath. Tiled wall areas, vinyl flooring (new) and heated towel warmer. Cupboard housing hot water tank and shelving.

Outside

FRONT Garden partly walled and laid to lawn with shrub borders. Own Driveway leading to; Integral **GARAGE** with power and light, up and over door, shelving. Both sides of the property have gates, the right side pathway leads to;

REAR GARDEN A good sized garden comprising a full width patio adjacent to the property. The garden is enclosed by panelled fencing on two sides and a brick wall to the rear. A large area mainly laid to lawn with a path leading to greenhouse and plastic storage unit.

TENANCY DETAILS

AVAILABLE ON A 12 MONTH TENANCY

SUBJECT TO A SUPERIOR LEASE - NO

HOLDING DEPOSIT - £200 (or equivalent to 1 weeks rent if less)

TENANCY DEPOSIT - £1,903 (equivalent to 5 weeks rent)

AVAILABLE FROM - Mid February 2026

ADDITIONAL INFORMATION

BROADBAND TYPE - ADSL

UTILITIES - MAINS

RESTRICTIONS/RIGHT OF WAYS/EASEMENTS/FLOOD RISKS - NONE

ENERGY EFFICIENCY RATING : D

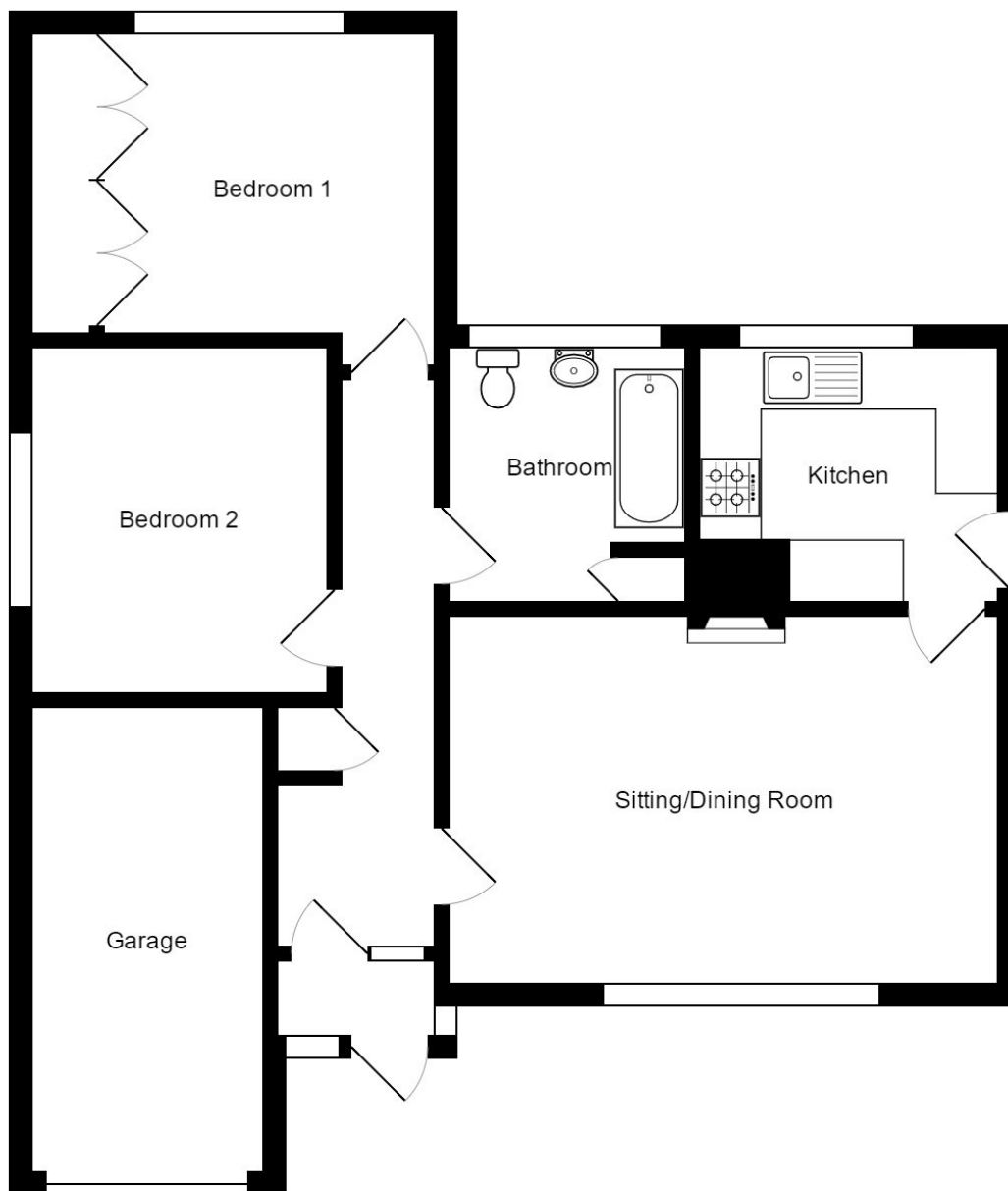
COUNCIL TAX BAND: D

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To arrange a viewing, please go to : www.marchantsestateagents.co.uk or call 01273 843333

FLOORPLAN



Total Area: 78.6 m² ... 846 ft²

All measurements are approximate and for display purposes only.

TO APPLY, PLEASE GET IN TOUCH.

PLEASE NOTE: All tenancies will be subject to changes of the renters reform bill as of **1st May 2026**. Internal photographs must not be taken without the permission of the agent or the landlord. **3274/BAG/MMXXVI0112**

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