



The Blenheims Keymer Road

Burgess Hill, RH15 0BA

Guide price £1,950,000

The Blenheims Is A Most Attractive Example Of Edwardian Architecture Being Constructed In 1904. Set In A Private Plot Of Approximately 2.5 acres Of Mature Gardens In A Semi Rural Location On The Outskirts Of Burgess Hill. The Property Provides Substantial Family Accommodation Of Just Over 5000 sq ft.

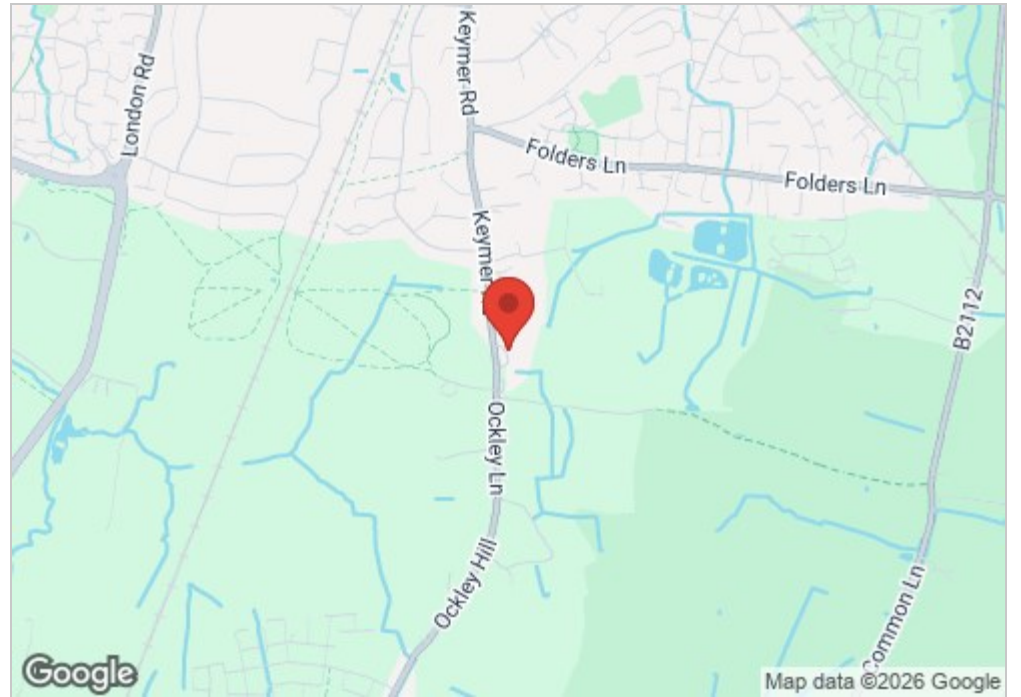
The ground floor offers multiple reception rooms. From the generous reception hall you can access the living and dining rooms, both with views and doors opening onto the gardens, also from the hall you can access his and hers studies, a family room, plus substantial games / entertaining room. Large kitchen/breakfast room with utility room and Conservatory off. Rear lobby provides access to the outside and door to two room cellar.

The first floor has five bedrooms and three bathrooms including the vast dual aspect master suite with two dressing rooms and en suite bathroom, second bedroom with ensuite shower room, three further bedrooms and a family bathroom.

The mature gardens and grounds are a particular feature of the property and extend to approximately 2.5 acres and encompasses sweeping lawns, two ponds, large paved patio area adjoining the house, timber arbor plus a useful range of outbuildings including a large workshop and timber tractor shed. The property is accessed via an in and out gravel driveway that leads to a detached garage and parking for a number of vehicles.

Situated on the Southern side of Burgess Hill, the position enjoys a pleasing semi-rural character. The town centre provides a comprehensive range of amenities, including well-known retailers such as Waitrose, complemented by an attractive mix of independent shops, cafés, bars, restaurants and a cinema.

The locality is particularly well regarded for schooling, Downlands in Hassocks. A strong selection of independent options is also easily accessible, including Hurstpierpoint College, Ardingly College and Burgess Hill Girls school which is within walking distance.



- Substantial Detached Edwardian Property Offering 5000 sq ft Of Family Accommodation
- 5 Bedrooms & 3 Bathrooms Including Vast Master Suite
- Multiple Reception Rooms Offer The Perfect Family Living And Entertaining Space
- Most Attractive Edwardian House Constructed In 1904
- Set On The Outskirts Of Burgess Hill In A Private Plot Of Approximately 2.5 Acres
- Mature Gardens, Including Large Areas Of Lawn, Ponds And Various Outbuildings
- Considered To Be In Good Condition Throughout But Now In Need Of Some Updating

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

KEYMER ROAD

Approx. Gross Internal Floor Area (Excluding Outbuilding) = 453.3 sq m / 4879.27 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



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All measurements are approximate

