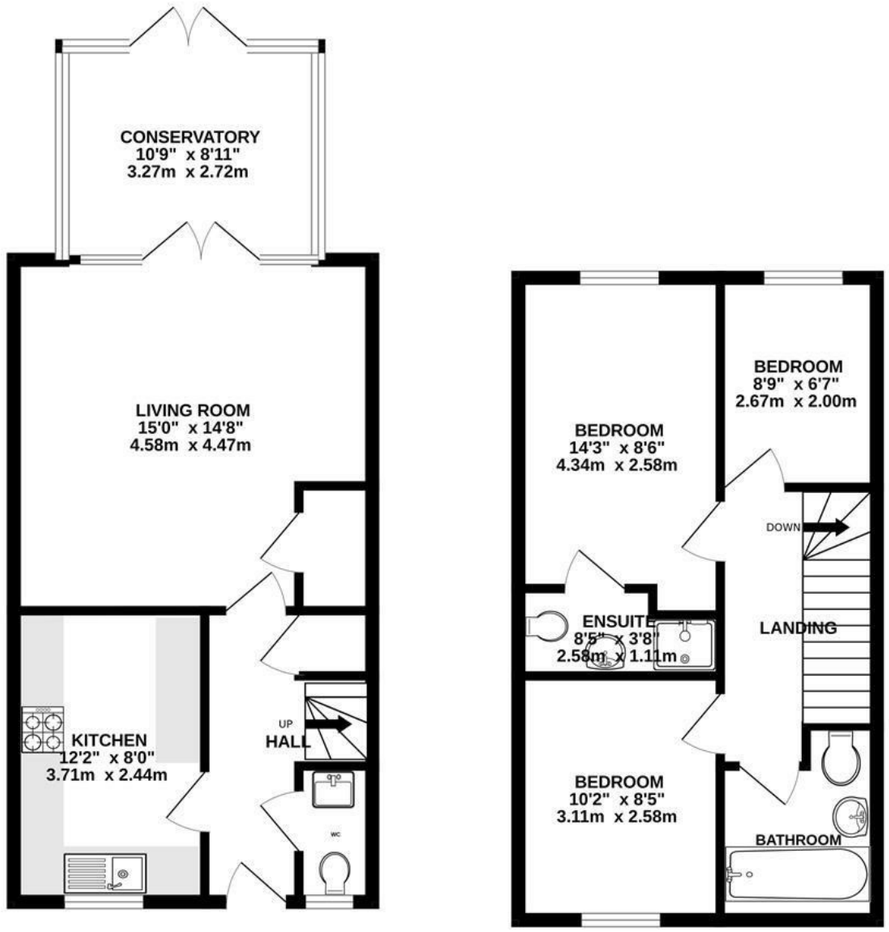
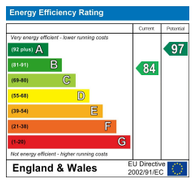
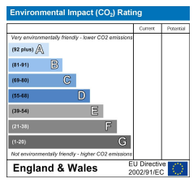
GROUND FLOOR
499 sq.ft. (46.3 sq.m.) approx.

1ST FLOOR
403 sq.ft. (37.4 sq.m.) approx.



TOTAL FLOOR AREA : 902 sq.ft. (83.8 sq.m.) approx.
Plans for illustration purposes only. Intending purchasers should check measurements personally.
Made with Metropix ©2026





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Much care is taken in the preparation of our particulars, but we cannot guarantee the information given is accurate.
Property details are issued a general guide only and may not form any part of an offer or contract. We recommend intending purchasers check details personally.

56 Hassocks Gate, Hassocks, BN6 9ZF

Guide Price £425,000 Freehold

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56 Hassocks Gate, Hassocks, BN6 9ZF

Guide Price £425,000 - £450,000

What we like...

* Modern home with contemporary finishes throughout.

* Superb conservatory adds extra living space and is great for "inside-outside" living.

* Beautifully landscaped garden designed for outside entertainment.

* Stylish kitchen with space for breakfast table.

* Fabulous village with excellent schools, bustling High St and mainline station with services to London, Brighton and Gatwick Airport

Guide Price £425,000 - £450,000

The Home

This beautifully presented modern home was built in 2020 by Barratt Homes as part of the popular Saxon Mills development in Hassocks, offering the ease and energy efficiency of a recently built property with the feel of a home that has been thoughtfully styled and improved by the current owners.

The ground floor is arranged with day-to-day practicality in mind. Upon entry, there is a welcoming hallway with a useful cloakroom/WC, before leading through to the kitchen/breakfast room at the front of the house. The kitchen is sleek and modern with high-gloss cabinetry, white quartz worktops, metro-style tiled splashbacks and integrated cooking appliances, including oven, gas hob and extractor. There is space for a large fridge/freezer too.

To the rear, the sitting/dining room is a lovely, calm space with grey wood-effect flooring flowing underfoot and plenty of room for both relaxed seating and a dining table. French doors open directly into the conservatory, which provides a brilliant extra living area. With its glazed roof, full-height windows and direct connection to the garden, this room is ideal as a sunny sitting space, playroom or informal entertaining area.

Upstairs, there are three bedrooms. The main bedroom is a well-proportioned double with a stylish feature wall, fitted storage options and its own en-suite shower room. The second bedroom is another comfortable double, while the third single bedroom works well as a nursery, dressing room or home office depending on need. The family bathroom is smartly finished with neutral tiling, bath with shower over.

The house has a clean, contemporary feel throughout, with modern flooring, neutral décor and tasteful design touches that make it a genuine turn-key option for an incoming buyer.

Step Outside

The rear garden has been landscaped to create a stylish and very low-maintenance outdoor space with beautiful porcelain paving. A paved terrace sits directly off the conservatory, perfect for morning coffee or al-fresco dining, while the central lawn area is framed by fencing, raised borders and a smart stepping-stone pathway.

At the far end of the garden is an additional seating area, ideal for catching the sun later in the day. The overall design is neat, private and practical — a great extension of the living space during the warmer months.

To the front, the house has an attractive approach with a small planted frontage and pathway to the front door. There is allocated parking for two cars, one which is in a undercover car port.

The Hassocks Life

Hassocks Gate sits off London Road in close to open countryside and within easy walk of the village High Street and station, with regular mainline services to London and Brighton, making it an ideal spot for those who work in the city but prefer to live in a quieter, more rural setting. By car, you can easily access the A23(M). The home is also just an five-minute walk from the village High Street. The village is known for its picturesque backdrop, with rolling hills and green spaces providing a peaceful atmosphere, perfect for those seeking a more relaxed pace of life. Hassocks is well-served by local amenities, including shops, cafes, and highly regarded schools from 4-16 years - Hassocks Infants School and Windmills Junior school are the perfect start in education and Downlands secondary school is within walking distance making it a convenient and family-friendly location. The popular Thatched Inn pub is offer a welcoming spot to enjoy a meal or drink close to home with views to the South Downs.

Additionally, the area offers plenty of outdoor activities, from walking and cycling along the South Downs Way to enjoying the nearby nature reserves and parks. Whether you're exploring the village's green spaces or enjoying the vibrant local community, Hassocks combines the best of both countryside living and modern convenience.

The Specifics

Tenure: Freehold
Title Number: WSX419723
Estate Charge:
Local Authority: Mid Sussex District Council
Council Tax Band: D
Available Broadband Speed: Ultrafast Fibre:

We believe this information to be correct but cannot guarantee its accuracy and recommend intending purchasers check personally to satisfy themselves.

NB - Anti Money Laundering Obligations

Please note that all purchasers must undertake Anti Money Laundering checks. We use a third party platform called Move Butler and there is a £20 charge per person. This is non refundable and must be completed before Memorandum of Sale is issued.