



Connells

Parkwood Cottage Rotherfield Lane
Mayfield



Property Description

Nestled within a tranquil rural setting, this enchanting half tile-hung semi-detached cottage exudes timeless charm and character.

Lovingly extended over the years, the home now offers an abundance of space, blending rustic warmth with modern comfort. Sunlight pours into the generous sitting room, while the beautifully appointed kitchen/diner forms the heart of the home—an inviting space for leisurely breakfasts and lingering evening gatherings. A quiet study and practical utility room add to the home's thoughtful layout.

Upstairs, three well-proportioned double bedrooms capture the serenity of the surrounding landscape, with the first floor enjoying sweeping countryside views that shift with the seasons.

Eco-conscious additions, including discreetly fitted solar panels, further enhance the property's appeal.

Across the peaceful lane lies a large, mature garden, a true sanctuary of greenery with ample space for relaxation, play, or cultivation. Here you'll also find a detached garage and driveway, providing parking for three additional vehicles and adding to the practicality of this idyllic setting.

The cottage also benefits from a right of way across the neighbouring courtyard, offering easy access back to the lane.

Entrance Hall

Sitting Room

Kitchen/Dining Room

Study

Downstairs Cloakroom

First Floor

Landing

Bedroom One

Bedroom Two

Bedroom Three

Bathroom

Outside

Garden

Driveway

Garage

Location

The historic and picturesque town of Mayfield offers a delightful array of amenities, from charming independent boutiques and curiosity shops to traditional inns and its beautiful parish church. Renowned for its captivating architecture and its highly regarded church choir, the village exudes a timeless character that appeals to residents and visitors alike.

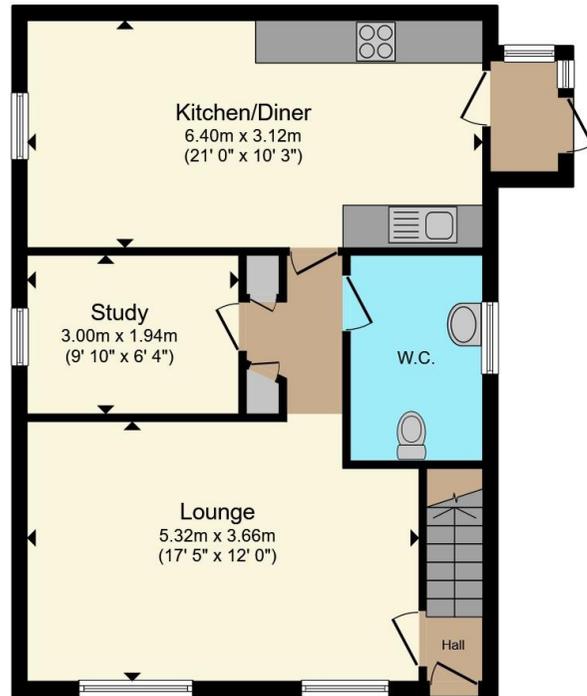
The area is exceptionally well served for schooling across all age groups, including the highly esteemed Mayfield School for Girls. A short distance to the south lies the thriving market town of Heathfield, which provides a broad range of shopping facilities—an appealing blend of unique independent stores supported by well-known national supermarkets.

For commuters, excellent rail links to London can be found at nearby Wadhurst and Tunbridge Wells, the latter offering a journey into the capital in just under an hour.

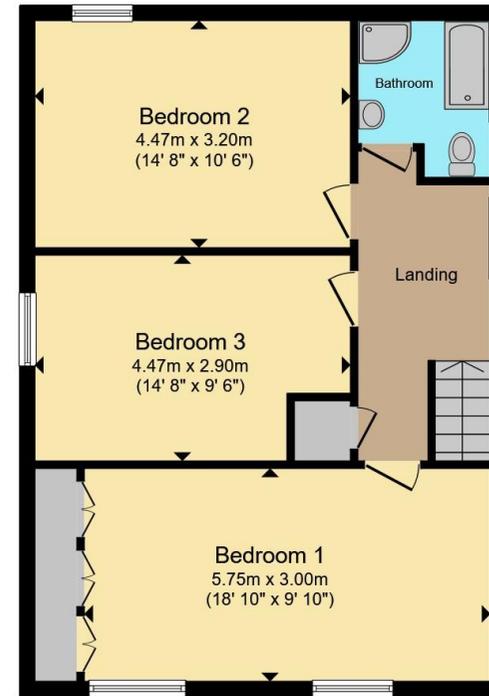








Ground Floor



First Floor

Total floor area 121.6 m² (1,309 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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EPC Rating: D Council Tax
Band: D

Tenure: Freehold

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