



39 Broomfield Road
HENFIELD | WEST SUSSEX | BN5 9UD

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Situation

A beautifully remodelled detached bungalow with versatile accommodation and exquisitely landscaped gardens

Henfield is a vibrant village with a bustling High Street including a green grocers, post office, public houses and a church. The nearby village of Hassocks, with its mainline train station provides regular rail services to London. There are also a range of revered state and private schools locally.

Set in a highly convenient location, this beautifully presented detached bungalow has been thoughtfully extended and remodelled over the years to create a wonderfully light filled and versatile home. A particular feature of the property is the impressive sitting room where large picture windows draw in an abundance of natural light and frame views to the front. Generously proportioned, the room is centred around an attractive fireplace. The accommodation flows effortlessly from the entrance hall into the dining room creating an ideal setting for both everyday living and entertaining. Beyond, a delightful conservatory enjoys a pleasant outlook across the rear garden. The kitchen/breakfast room is fitted with a comprehensive range of contemporary cabinetry complemented by integrated appliances providing a practical and sociable heart to the home. The layout offers considerable flexibility and is currently arranged with two generous double bedrooms, both benefiting from fitted wardrobe cupboards and served by a well appointed bathroom featuring both a bath and separate shower. The gardens have been meticulously maintained and thoughtfully landscaped to create a private and attractive setting. In the rear garden, a paved terrace adjoins the rear of the property, providing the perfect space for outdoor dining and entertaining whilst overlooking the beautifully manicured lawn. Well stocked borders planted with a variety of mature shrubs and seasonal flowers bring colour, texture and interest throughout the year. To the front, a block-paved driveway provides off road parking for up to three vehicles and access to the attached garage.



Overview

Kitchen

- » Modern wall and base units
- » Inset stainless steel sink and drainer
- » inset 'Lamona' 4 ring electric hob
- » Integrated 'Neff' electric oven
- » Integrated 'Bosch' washing machine
- » Integrated fridge freezer



Bathroom

- » Panelled bath with hand shower attachment
- » Fully tiled corner shower cubicle with wall mounted shower and glazed doors
- » Low level w.c. suite
- » Wall mounted wash hand basin
- » Heated ladder style towel radiator



Specification

- » Wall mounted 'Potterton' boiler located in the garage
- » Private landscaped gardens
- » Garage

External

The property is approached via a block paved driveway providing off road parking for up to three vehicles. A neatly maintained front lawn is framed by well stocked borders of mature shrubs and seasonal planting. Gated side access leads through to the rear garden where adjoining the property, is a paved terrace overlooking a manicured lawn with an attractive central planting bed. Mature borders surround the garden creating a colourful and established backdrop throughout the seasons. Nestled amongst the planting is a charming timber garden settle, offering a peaceful spot to sit and enjoy the surroundings, while a timber shed positioned discreetly within the garden provides practical storage.





Broomfield Road, Henfield, BN5 9UA

Approximate Gross Internal Area = 119.6 sq m / 1287 sq ft

Garage = 14.6 sq m / 157 sq ft

Total = 134.2 sq m / 1444 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale.
Imageplansurveys @ 2026

Transport Links

Hassocks Train Station	approx. 7.3 miles
Burgess Hill Train Station	approx. 9.8 miles
London Victoria By Train	approx. 45 mins
A23 Slip Road	approx. 8.8 miles
Brighton	approx. 11.5 miles
Gatwick Airport	approx. 22.7 miles

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The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of the Property are based on information supplied by the seller. The Agent has not had sight of the title documents.

A buyer is advised to obtain verification from the solicitor.

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