



Connells

Brickyard Way
Faygate HORSHAM

Brickyard Way Faygate HORSHAM RH12 0AE

for sale
£850,000



Property Description

This stunning seven-bedroom detached family home, arranged over three floors, offers exceptional living space designed for modern family life and entertaining. Situated in a desirable cul-de-sac location with no through traffic, the property boasts flexible reception rooms, generous parking and a double garage, ideal for growing families or those seeking multi-generational living and with No Chain.

On the ground floor you have an elegant lounge, which is bright and spacious and has bi-folding doors to the garden giving an ideal space to relax or entertain. The dining room is perfect for hosting dinners and special occasions. The study gives you a quiet and private area for working from home. The kitchen breakfast room has a social layout with space for informal dining. The utility room is practical and convenient. The Gym / carport is perfectly adaptable space offering fitness, storage or extra parking. On the first floor there are five good size double bedrooms, two of which have their own en-suite and a family bathroom. The second floor has two large bedrooms, one of which is being used as a home office, both have eave storage with loft storage above.

The south facing rear garden has been transformed into a perfect outdoor space for entertaining or just relaxing after a long day at work. To the front you have ample off-road parking. On the rear of the roof there are solar panels with their own battery storage.

Faygate

Kilnwood Vale is ideally located in the picturesque village of Faygate and is surrounded by countryside. It borders the High Weald Area of Outstanding Natural Beauty along the A264 east of Faygate between Horsham and Crawley and are within easy reach for all your shopping needs. However, if you prefer to explore other quaint villages, you will be spoilt for choice with Lambs Green, Rusper, Pease Pottage and Colgate close by. If you need to travel by train, the village has a train station with trains to London, Brighton and beyond.

The development has a Nursery and Primary School alongside a thriving cricket club.

Nearby is Buchan Country Park which is set in 170 acres of beautiful countryside and is an excellent place for walking, watching wildlife or enjoying a family picnic.

Faygate is a village in the Horsham district of West Sussex. It lies on the A264 road 3.4 miles (5.4 km) south west of Crawley. It has a railway station on the Arun Valley Line with trains connecting to London and Portsmouth. The village is in the green belt between Crawley and Horsham.

Ground Floor

Hall

Cloakroom

Office

14' 5" (max) x 6' 4" (max)
(4.39m (max) x 1.93m (max))

Kitchen

9' 9" (max) x 19' 5" (max)
(2.97m (max) x 5.92m (max))

Utility Room

5' 8" (max) x 10' (max)
(1.73m (max) x 3.05m (max))

Living Room

16' 6" (max) x 13' 7" (max)
(5.03m (max) x 4.14m (max))

Dining Room

13' 3" (max) x 9' 9" (max)
(4.04m (max) x 2.97m (max))

Gym / Car Port

26' 9" (max) x 10' 5" (max)
(8.15m (max) x 3.17m (max))

First Floor

Landing

Bedroom 1

14' 7" (max) x 10' (max)
(4.45m (max) x 3.05m (max))

En-Suite

Bedroom 2

10' 9" (max) x 10' 4" (max)
(3.28m (max) x 3.15m (max))

En-Suite

Bedroom 5

14' 2" (max) x 9' 9" (max)
(4.32m (max) x 2.97m (max))

Bedroom 6

11' 4" (max) x 11' 1" (max)
(3.45m (max) x 3.38m (max))

Bathroom

Second Floor

Bedroom 3

11' 7" (max) x 16' 8" (max)
(3.53m (max) x 5.08m (max))

Bedroom 4

16' 8" (max) x 9' 7" (max)
(5.08m (max) x 2.92m (max))

External

Driveway

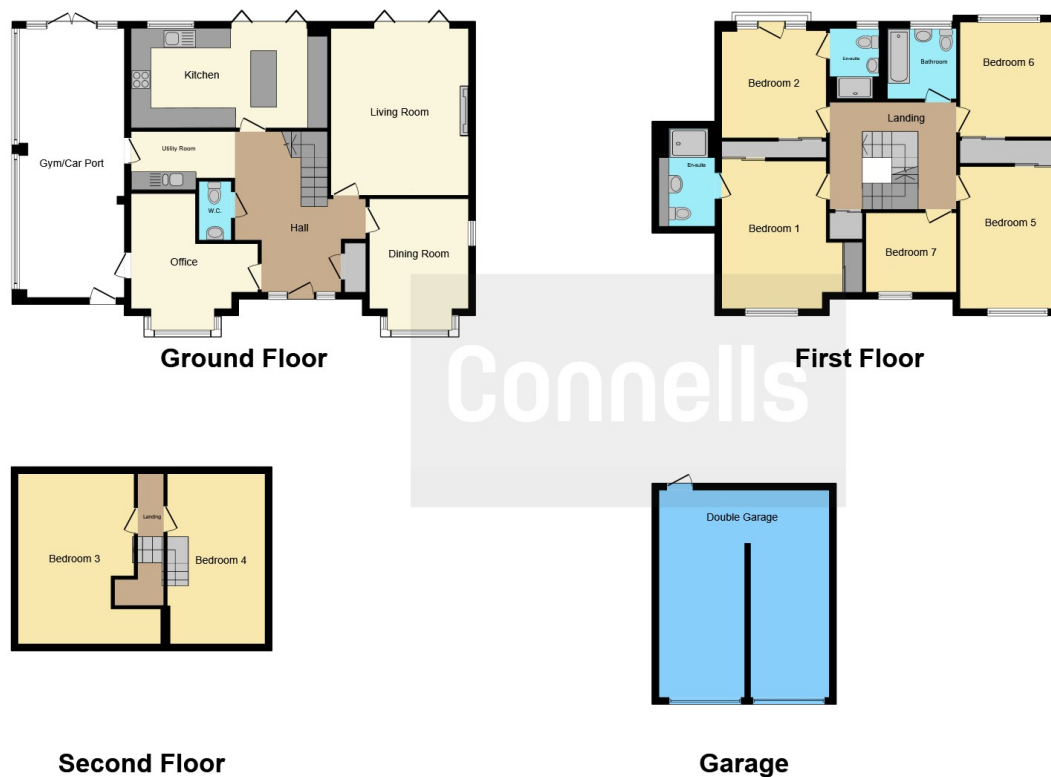
Double Garage

Rear Garden









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.focalagent.com

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EPC Rating: A Council Tax
 Band: F

Tenure: Freehold

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