



Brighton Road

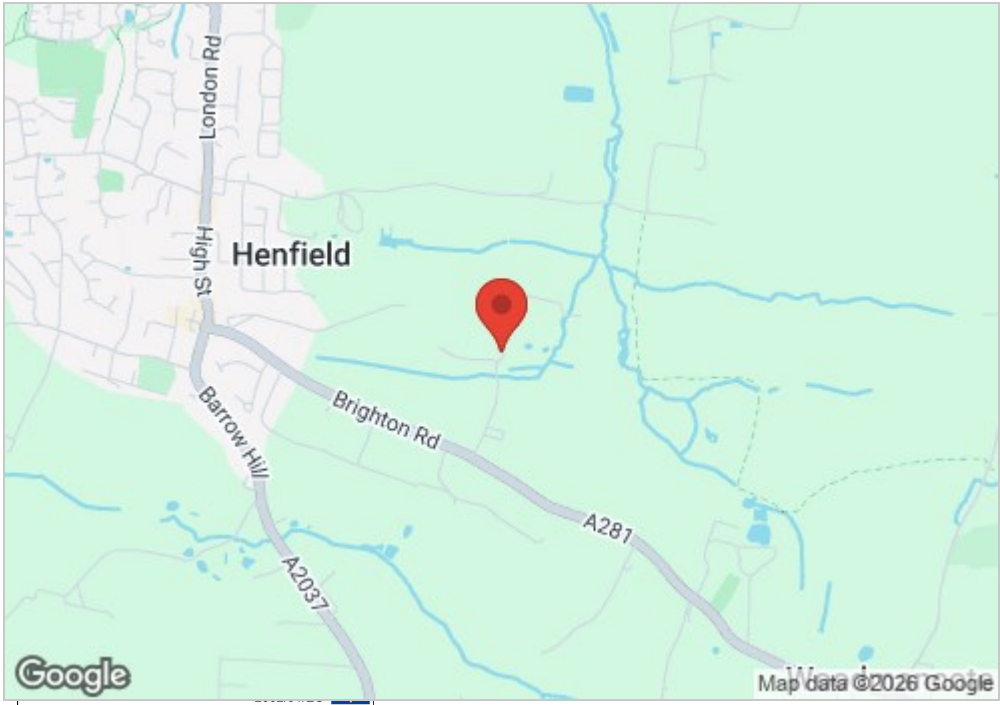
Henfield, BN5 9RP

Asking price £800,000

Situated just off Brighton Road in the charming village of Henfield, this exceptional barn conversion presents a remarkable opportunity for developers and investors alike. The site has received Class Q conversion approval from an existing barn, allowing for the creation of four stunning four-bedroom houses, each featuring three bathrooms and ample parking.

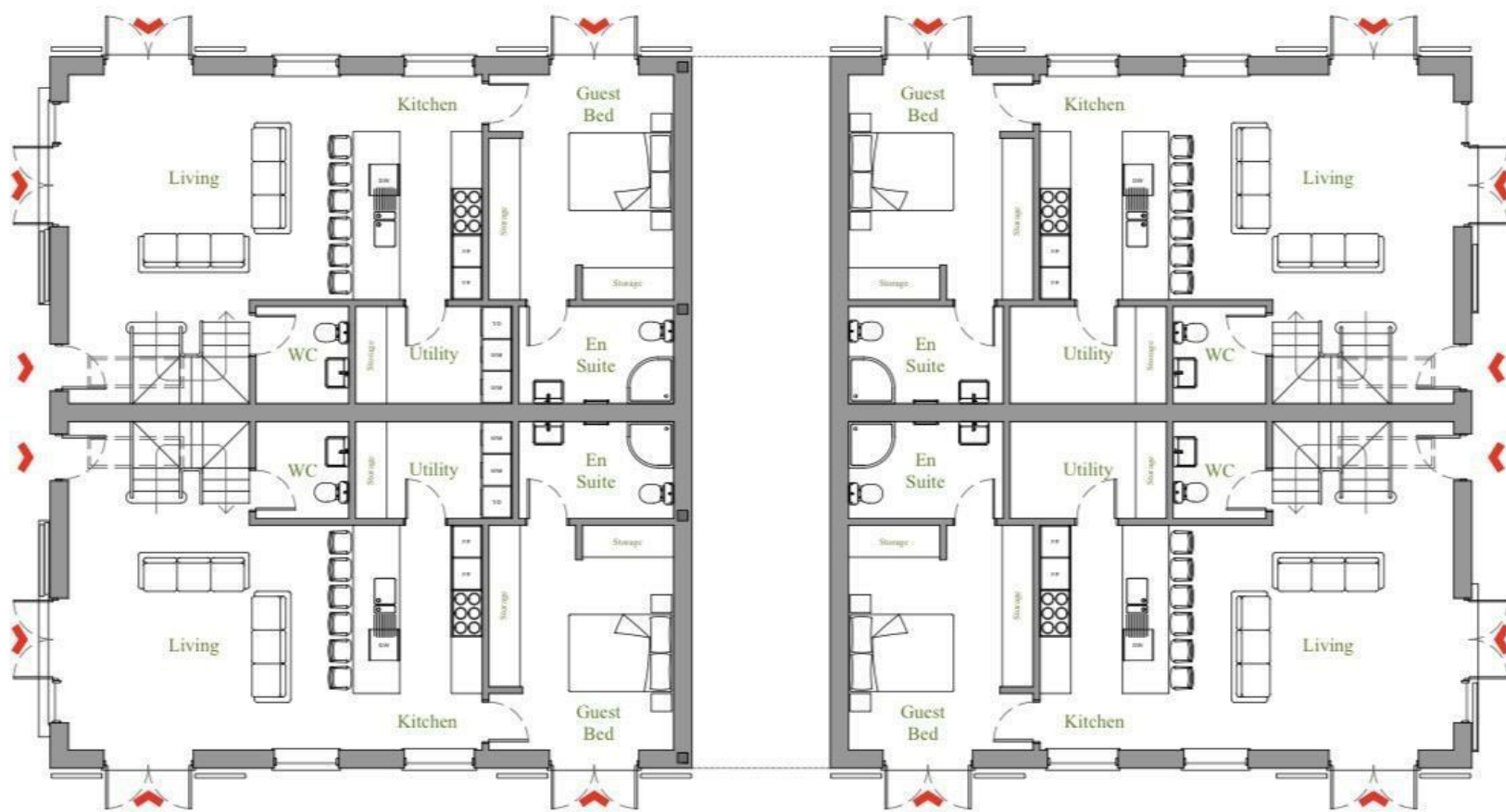
Spanning approximately 1600 square feet, these thoughtfully designed homes will offer spacious living areas, perfect for families seeking comfort and style. The location is particularly appealing, as it is within walking distance to Henfield's vibrant high street, where residents can enjoy a variety of shops, cafes, and local amenities.

Henfield itself is a picturesque village, surrounded by beautiful countryside, making it an ideal setting for those who appreciate both rural charm and convenient access to urban facilities. This plot not only promises a lucrative investment but also the chance to contribute to the community by providing modern housing in a desirable area.



- Class Q development for 4 x 4 Bedroom Houses
- No CIL
- 4 Bedrooms
- Utility Room
- Walking Distance to Henfield High Street
- Conversion of existing building
- House are approx 1600 sqft each
- 3 Bathrooms
- Parking
- Fantastic Location

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		
England & Wales		
EU Directive 2002/91/EC		



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All measurements are approximate

