



Forestfield, Horsham, West Sussex, RH13 6DZ.

Guide Price £1,100,000 Freehold



- Approximately 2,360 sq ft
- South facing garden backing woodland
- Bespoke detached home
- Stunning open plan living
- Five double bedrooms
- Two en suites
- Media room
- Woodburner
- EPC C
- Viewing recommended

Beautifully crafted and intelligently designed, this exceptional detached family home extends to approximately 2,360 sq ft and occupies a generous south facing plot backing directly onto mature woodland in one of Horsham's most sought after residential locations.

Created with family life firmly in mind, every element of the home has been carefully considered, balancing impressive open plan living with quieter spaces, practical day to day functionality and bedroom accommodation that adapts effortlessly as family needs evolve.

The result is a home that feels equally suited to busy weekday mornings, relaxed weekends and entertaining on a grand scale.

A welcoming reception hall immediately creates a wonderful first impression, where a practical boot room area sits naturally alongside cleverly integrated storage and a contemporary ground floor shower room, providing the



perfect balance between everyday convenience and elegant design.

From here, the accommodation unfolds effortlessly, with the sitting room offering a refined space in which to relax, whilst opposite, the media room provides a versatile second reception, ideal for family film nights, gaming or simply escaping with a good book.

Stretching across the rear of the house, the spectacular open plan kitchen, dining and family room measures in excess of 500 sq ft and is undoubtedly the centrepiece of the home.

Flooded with natural light, this remarkable space has been planned around modern family life, with the kitchen forming a natural focal point whilst allowing distinct yet beautifully connected areas for cooking, dining, relaxing and entertaining.

Wide glazed doors frame the landscaped south facing gardens, seamlessly linking the interior with the

woodland backdrop beyond, whilst a generous utility room sits discreetly alongside, ensuring the practicalities of daily life remain neatly tucked away. The first floor continues the same intelligent approach to planning, offering five generously proportioned bedrooms arranged around a spacious central landing.

The principal suite is particularly impressive, approached through its own dedicated dressing room before leading into the bedroom itself.

An elegant en suite shower room completes the suite, whilst a further adjoining room, currently arranged as a nursery, offers exceptional flexibility as an additional dressing room, private study or reading room, allowing the space to evolve as family life changes.

A second bedroom also benefits from its own en suite shower room, whilst the remaining bedrooms are served by a stylish family bathroom, providing comfortable and versatile accommodation for family members and guests alike.

Outside, the gardens provide a fitting conclusion to this exceptional home. Landscaped to make the very most of the sunny south facing aspect, they are centred around a substantial terrace that forms a natural extension of the living accommodation, allowing family life to flow effortlessly outdoors.

Whether enjoying a quiet morning coffee, gathering for an alfresco lunch, entertaining friends on a summer evening or simply unwinding whilst taking in the peaceful woodland backdrop, this is a garden designed to be enjoyed throughout the seasons.

Beyond the terrace, the lawn stretches towards mature woodland, providing an exceptional degree of privacy together with a beautiful natural outlook that is rarely found so close to Horsham's town centre.



To the front, a generous private driveway provides parking for numerous vehicles and is complemented by a covered carport and a useful store, ideal for bicycles, garden equipment and the practical storage every family home requires.

The attractive frontage creates an impressive sense of arrival and completes a home that is every bit as practical as it is elegant.

A home of this quality is increasingly rare to find.

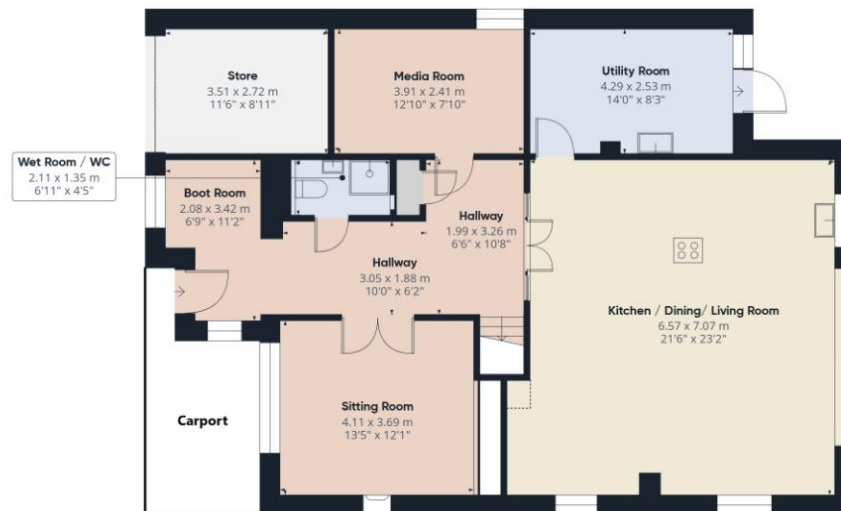
Combining superbly balanced living space, exceptional versatility and one of Horsham's most desirable woodland settings, it offers not simply a place to live, but a place where family life can truly flourish.

For further details and viewing arrangements, please call owners agents

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Ground Floor



Floor 1



Approximate total area⁽¹⁾

219.3 m²
2360 ft²

Reduced headroom

0.3 m²
3 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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