



Wickham House

COLLEGE LANE | HURSTPIERPOINT | WEST SUSSEX | BN6 9AD

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Situation

Planning permission has been granted for a substantial Georgian style detached country house with detached quadruple two storey garage both amassing to approximately 712 sq m (7,663 sq ft).

This rarely available plot is set in approximately 1.3 acres with stunning far reaching views towards Wolstonbury Hill and the South Downs

Designed by the award winning architects 'Adam Architecture' who pride themselves on being the leading practice specialising in classical and traditional architecture and contextual urban design.

Hurstpierpoint is a vibrant village with a bustling High Street including a greengrocers, deli, butchers, post office, 4 restaurants, 3 public houses and a church. The larger 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 with Hurst College only approximately 0.8 miles away.



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APPROXIMATE SIZES:

Georgian styled house – (Gross external measurements) approximately 512 sq m (5,511 sq ft)

Two storey detached garage building – (Gross external measurements) approximately 200 sq m (2,152 sq ft)

Acreage: Approximately 1.3 Acres

SERVICES:

Mains Water: Connected

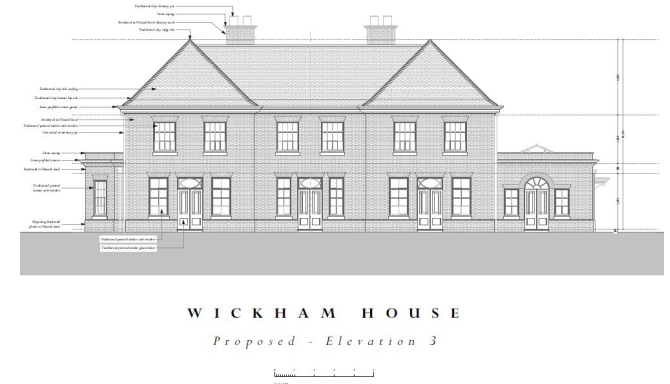
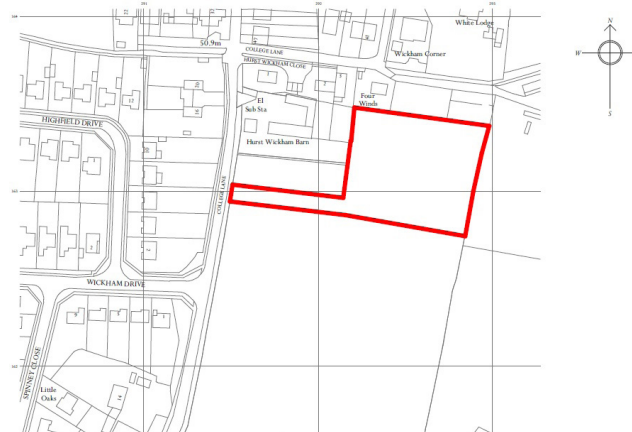
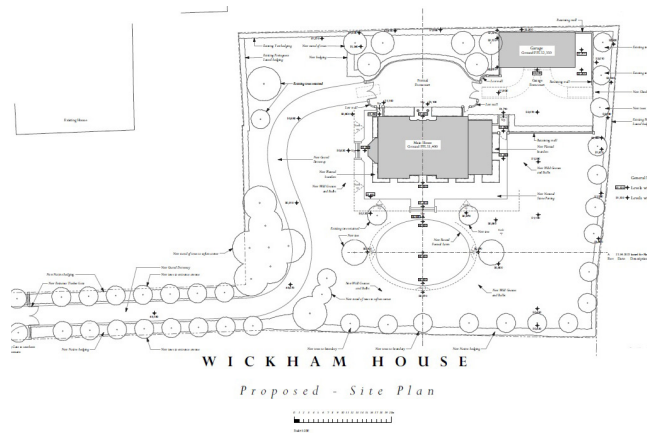
Mains Sewage: Not connected but in area.

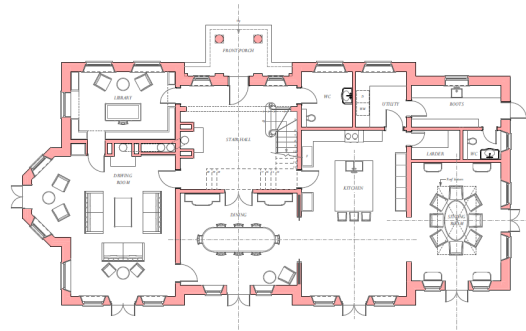
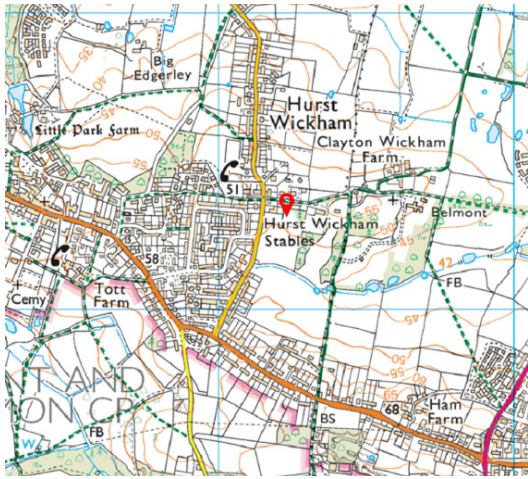
Mains Gas: Not connected but in area.

Mains Electric: Not connected but in area.

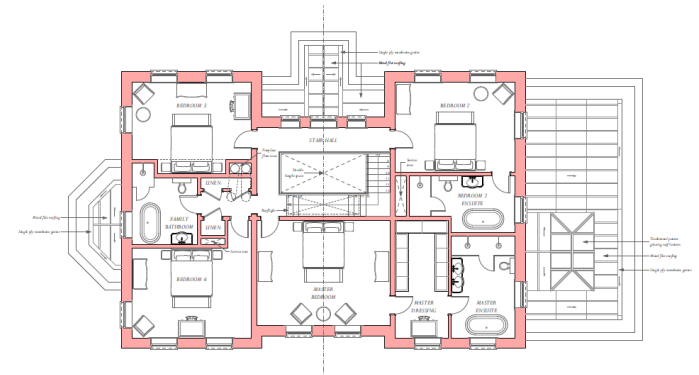
Planning portal Ref: DM/22/1616

Local Authority: Mid Sussex District Council

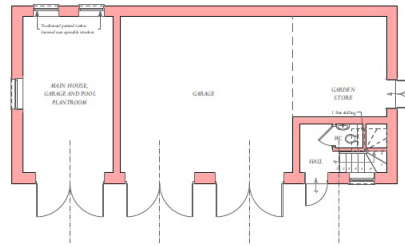
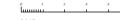




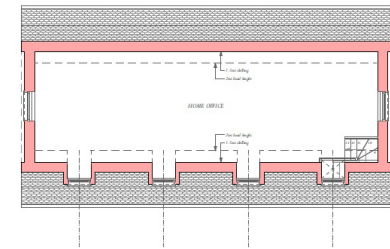
WICKHAM HOUSE
Proposed - Ground Floor Plan



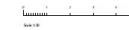
WICKHAM HOUSE
Proposed - First Floor Plan



WICKHAM HOUSE
Garage - Proposed Ground Floor Plan



WICKHAM HOUSE
Garage - Proposed First Floor Plan



Transport Links

Hassocks Train Station	approx. 1 miles
Haywards Heath Train Station	approx. 8 miles
London Victoria By Train	approx. 45 mins
A23 Slip Road	approx. 2 miles
Brighton	approx. 8 miles
Gatwick Airport	approx. 20 miles

Consumer protection from unfair trading regulations 2008

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.

Chatt Estates and the seller state: 1) These particulars are produced in good faith, are set out as a general guide and do not constitute part of a contract. 2) No person in the employment of, or consultant to Chatt Estates has any authority to make representation or warranty in relation to this property.

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