

Duddleswell Road, Fairwarp, TN22 3BG



£1,000,000

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▼ 4/5 Bedroom Detached Residence

▼ Direct Access to Ashdown Forest

▼ Detached Outbuilding / Potential

▼ Stunning Location & Feature Gardens

▼ Versatile Accommodation

▼ Driveway & Garage

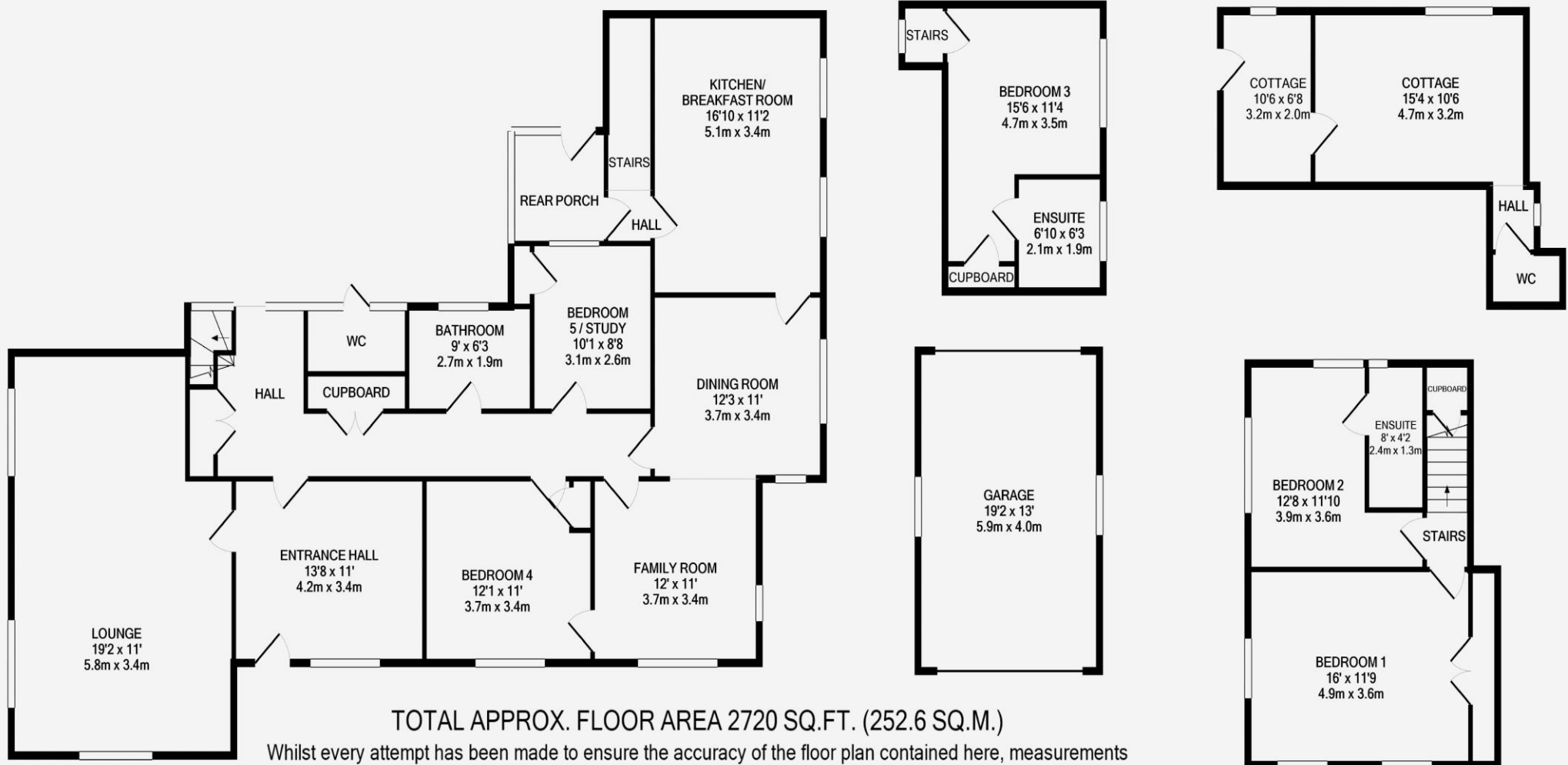
## DESCRIPTION

This stunning detached country property is simply spectacular not just in terms of character, but for the privacy of the location, the space inside and out and the thoroughly picturesque location surrounded by the beautiful Ashdown Forest. The property dates to the early part of the 20th century and retains some of the original features of the period including stone tiled windowsills, oak framed leaded glass windows and oak beams. There's also a working wood burning stove in the lounge. This room is one of the standout spaces in this family home with original windows and beams and a large feature fireplace. Its also dual aspect and feels spacious and bright like much of the house. On this point; the front of the property faces south and has benefitted from recently refitted double glazed windows and all rooms are very well presented. On the ground floor accommodation comprises a large entrance reception room, kitchen/breakfast room, dining room, family room, study/bedroom 5, downstairs bedroom and bathroom (with bath, shower and bidet.) The property also has two staircases to upstairs rooms off the kitchen and hallway respectively. The latter opens up to another two double bedrooms with built in wardrobes and one with en-suite shower. The former provides another double room with wardrobes and large en-suite bathroom. The views from the dual aspect master bedroom over the forest and to the South Downs are spectacular. The plot is roughly an acre and the grounds are extensive encompassing a large wooden constructed workshop/garage on a concrete base, smaller potting shed with electric, outside loo and big detached cottage at the back. This structure will need fully refurbishing but would make an excellent summerhouse/home office/children's playroom or project for the new owners for example. There's also a gate here directly onto the forest where sheep regularly come up to visit! At the front is a long private driveway with "drive through" garage and the well-established gardens comprising a wide range of mature shrubs and trees are totally secluded and provide complete privacy from neighbours on all sides. A truly magnificent property which will undoubtedly delight the lucky new occupants for many years to come.



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## ACCOMMODATION/FLOORPLAN



TOTAL APPROX. FLOOR AREA 2720 SQ.FT. (252.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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