



East Grinstead, West Sussex



Robert Leech are delighted to present this beautiful and spacious 5 Double Bedroom family home, and what a home it is! Constructed and expertly fitted to the highest of standards by Hartwell Homes in 2014, owned from new, this detached property is part of a development of just three luxury houses, located in the heart of the Surrey & Sussex countryside and only a short walk to mainline station with direct access to central London. Call today on 01342 837783 to arrange a private tour.



Through the gates and past the car barn, you can immediately tell time has been taken to design and craft this stunning home! Entering the front door you are greeted by a wide and light filled hallway with access to a spacious living area in one direction or the sleek contemporary kitchen in the other. The kitchen/diner is well fitted out with main central island with seating for 4, integrated ovens, microwave and hob. There is plenty of space for table and chairs here too, or additional seating, the choice is yours! Off the kitchen is a handy utility with space for washing machine and tumble dryer and a side door to the garden. The lounge floods with light from the rear with feature fireplace and surround. There is also a storage cupboard off the lounge, which could be utilised as a study/office. Between both the lounge and kitchen, and open plan to both, you will find a comfortable dining area or snug with double doors opening out to and overlooking the rear garden beyond. Completing the ground floor is a large amount of storage and WC / cloakroom.

Upstairs on the first level you will find even more space with a fabulous master bedroom, complete with a 4 piece en-suite bathroom and walk in wardrobe. There are two further bedrooms and a family bathroom on this floor, all coming off the main landing, which is almost a room in its own right. The fourth and fifth bedrooms are up on the second floor, both doubles, and both being serviced by a large and updated shower room.



Heading outside, there is plenty of open space in the rear garden. Mainly laid to lawn, there are mature borders all around providing privacy and seclusion. The patio directly on the back of the house is ideal for spending time relaxing, or entertaining family and friends in the warmer months, or to crack open a fire pit and use all year round. At the front, there is an abundance of parking on the large driveway. The car barn is large in size and has been updated with glazing across the entire of the front, enclosing it completely, allowing use for an office, or gym (which it is currently set up as). Above the barn is a separate annex room, perfect for a media room or kids hangout area, or just somewhere to escape to. There could be an option to connect this room to the main house via the first floor landing, creating what could be a 6th room upstairs.

The vendors have had an incredible time here, and so enjoyed the location, space and tranquillity. Additional benefits include underfloor heating across all three floors, air source heat pump, helping to reduce energy costs and a short walk to the main line train station with direct access to central London.



At a glance

- Detached Home
- Enclosed Car Barn with Annex Room Above
- 5 Double Bedrooms
- High Quality Fittings and Finish
- Great Location
- Stunning Views
- Master Suite With Walk-In Wardrobe
- Utility Room
- Spacious Living Accommodation
- Arranged Over Three Floors

Location

Situated between the popular areas of Dormansland and East Grinstead. Both have access to amenities including local primary schools, a range of shops, public houses and mainline train links to central London.

Intrigued?

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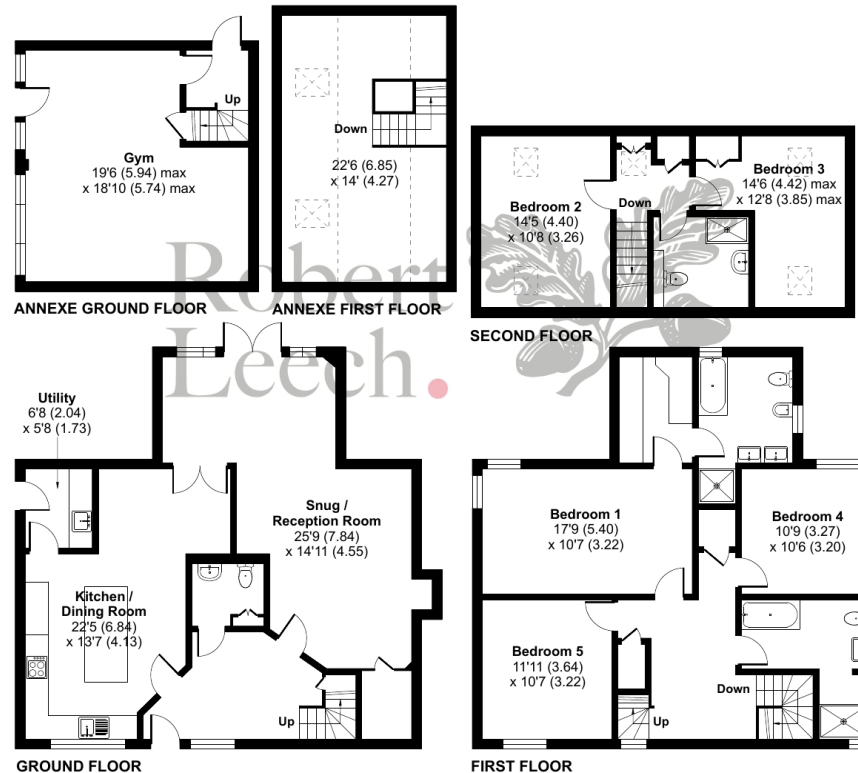
robertleech.com

Denotes restricted
head height

Wilderwick Road, East Grinstead, RH19

Approximate Area = 2130 sq ft / 197.9 sq m
Limited Use Area(s) = 157 sq ft / 14.6 sq m
Annexes = 522 sq ft / 48.5 sq m
Total = 2809 sq ft / 261 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Robert Leech Estate Agents Ltd. REF: 1230859

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Robert
Leech.



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