

£750,000

5 Acorn Close, East Grinstead



- Extended Detached Family Home
- Three/Four Bedrooms
- Three Reception Rooms
- Two Bathrooms
- Kitchen/Breakfast Room
- Conservatory
- Double Garage
- Popular Cul-de-Sac Location

For further information contact Garnham H Bewley:

Tel: 01342 410227 | Email: [eastgrinstead@garnhamhbewley.co.uk](mailto:eastgrinstead@garnhamhbewley.co.uk)



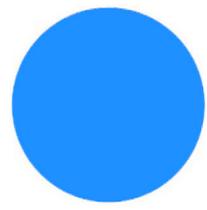
## 5 Acorn Close, East Grinstead, West Sussex RH19 4BY

Garnham H Bewley are pleased to present this stunning family home situated within a quiet cul-de-sac in a popular residential area of East Grinstead, this substantially extended three/four bedroom detached family home offers versatile and well-proportioned accommodation, complemented by a mature landscaped garden, double garage and an in-and-out driveway.

The property is entered via an entrance porch which leads into the entrance hall, providing access to a downstairs shower room and stairs rising to the first floor. The extended living room is a generous reception space featuring a windows to the front aspect, patio door onto the garden and access through to the conservatory, which enjoys pleasant views over the rear garden. The kitchen/breakfast room benefits from double aspect windows overlooking the garden, creating a bright and practical family space. An inner hall leads through to the study, a flexible room that could suit a variety of uses such as a home office or hobby room. In addition, there is a family room which could easily serve as a fourth bedroom, depending on individual requirements.

The first floor offers three well-proportioned bedrooms. The main bedroom enjoys double aspect windows and fitted wardrobes, while bedroom two is positioned to the front aspect. Bedroom three overlooks the rear garden and includes a built-in wardrobe. A family bathroom completes the accommodation on this level.

Outside, the mature landscaped garden wraps from the rear around to the side of the property, offering various seating areas, established shrubs and well-stocked borders, creating a private and attractive outdoor space. To the front, an in-and-out driveway provides ample parking and access to the double garage. This attractive home offers spacious and adaptable living accommodation in a sought-after location, making it an excellent choice for families.



For further information contact Garnham H Bewley:  
Tel: 01342 410227 | Email: [eastgrinstead@garnhamhbewley.co.uk](mailto:eastgrinstead@garnhamhbewley.co.uk)

# Accommodation

GROUND FLOOR  
1430 sq.ft. (132.9 sq.m.) approx.



1ST FLOOR  
489 sq.ft. (45.5 sq.m.) approx.



TOTAL FLOOR AREA: 1919 sq.ft. (178.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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.  
Made with Metropix ©2025

## Ground Floor Entrance Hall

**Downstairs Shower Room**  
11' 6" x 5' 9" (3.51m x 1.75m)

**Kitchen/Breakfast Room**  
17' 0" x 10' 8" (5.18m x 3.25m)

**Lounge**  
26' 10" x 10' 8" (8.18m x 3.25m)

**Lounge Area**  
15' 11" x 7' 11" (4.85m x 2.41m)

**Conservatory**  
11' 6" x 11' 1" (3.51m x 3.38m)

**Family Room/Bedroom Four**  
10' 8" x 9' 4" (3.25m x 2.84m)

**Study**  
14' 6" x 7' 10" (4.42m x 2.39m)

## First Floor Landing

**Main Bedroom**  
17' 11" x 10' 8" (5.46m x 3.25m)

**Bedroom 2**  
10' 9" x 8' 11" (3.28m x 2.72m)

**Bedroom 3**  
8' 6" x 8' 4" (2.59m x 2.54m)

**Family Bathroom**  
5' 10" x 5' 7" (1.78m x 1.70m)

## Outside Garden

**Double Garage**  
18' 9" x 15' 3" (5.71m x 4.65m)

## Driveway



For further information contact Garnham H Bewley:  
Tel: 01342 410227 | Email: [eastgrinstead@garnhamhbewley.co.uk](mailto:eastgrinstead@garnhamhbewley.co.uk)



All dimensions are approximate and are quoted for guidance only, their accuracy cannot be confirmed. Reference to appliances and/or services does not imply they are necessarily in working order or fit for the purpose. Buyers are advised to obtain verification from their solicitors as to the Freehold/Leasehold status of the property, the position regarding any fixtures and fittings and where the property has been extended/converted as to Planning Approval and Building Regulations compliance. These particulars do not constitute or form part of an offer or contract, nor may they be regarded as representations. All interested parties must themselves verify their accuracy. Where a room layout is included this is for general guidance only, it is not to scale and its accuracy cannot be confirmed

For further information contact Garnham H Bewley:  
Tel: 01342 410227 | Email: [eastgrinstead@garnhamhbewley.co.uk](mailto:eastgrinstead@garnhamhbewley.co.uk)