

Guide Price
£650,000

£675,000

Garnham
H Bewley

28 Hill House Close, Turners Hill



- Fabulous Extended Family Home
- Four / Five Bedrooms
- Impressive Kitchen/Diner/Family Room
- Spacious Living Room
- Utility and Downstairs W.C
- En-suite To Master Bedroom
- Driveway and Double Garage
- Quiet Cul-De-Sac Location

For further information contact Garnham H Bewley:

Tel: 01342 410227 | Email: eastgrinstead@garnhamhbewley.co.uk



28 Hill House Close, Turners Hill, West Sussex RH10 4YY

Garnham H Bewley are delighted to offer for sale this beautifully extended four / five bedrooomed detached family home located in a quiet cul-de-sac location in the popular village of Turners Hill. The current owners over the years have modernised this delightful residence creating a wonderful home ready to move straight into. The property benefits from spacious living accommodation incorporating a wonderful kitchen/diner, formal dining room, spacious lounge, beautifully appointed bathrooms, ample driveway parking, large double garage and a stunning south facing well established garden.

The ground floor accommodation consists of an inviting reception hall with a door leading to the integrated double garage which has an electric door, power and light. The formal dining room / bedroom 5 is situated to the front of the property and enjoys an outlook over the front garden. There is a well appointed downstairs WC, useful utility with door access to the side, space for washing machine and dryer, inset sink and a window to the side aspect. The wonderful bright and airy living room enjoys a feature fireplace and patio sliding doors to the south facing rear garden. The impressive extended kitchen/diner is fitted in a comprehensive range of wall and base level units with area of work surfaces with matching upstands, space for upright fridge / freezer, integrated AEG dishwasher, integrated AEG micromat-combi, AEG integrated steam oven, AEG induction hob with AEG cooker hood above, splashback, wine cooler, window to the side and rear aspect, palio clic flooring and a door to the patio. The breakfast / family area has a window to the side aspect and plenty of room for the family to enjoy.

The first floor accommodation consist of four bedrooms of which the master bedroom has floor to ceiling mirror fronted wardrobes providing plenty of hanging space and storage, delightful outlook over the rear garden and a beautifully finished ensuite. Bedroom two and bedroom three are both great sized rooms and benefit from built-in wardrobe providing plenty of hanging and storage space. Bedroom four is situated to the front of property and is a single bedroom. All four bedrooms are complimented by the family bathroom which is fully tiled with a panelled enclosed bath with shower over, glass curved shower screen, vanity style wash hand basin with storage under, low level WC, heated towel rail and a window to the side aspect. The landing offers great space with a loft hatch with a pull down ladder leading to a useful floored loft area with power and lighting.

Outside, to front is driveway parking, area of lawn and gate access to the rear garden. The attractive southerly facing rear garden has been beautifully designed and maintained with a wealth of mature shrubs and flowering plants, patio seating area, feature pond, blossom tree, garden shed and a further area to the rear of the garden providing a vegetable area and storage space. The property is located within close proximity of Turners Hill primary School, East Grinstead town centre, Three bridges and Crawley mainline railway station and further amenities.

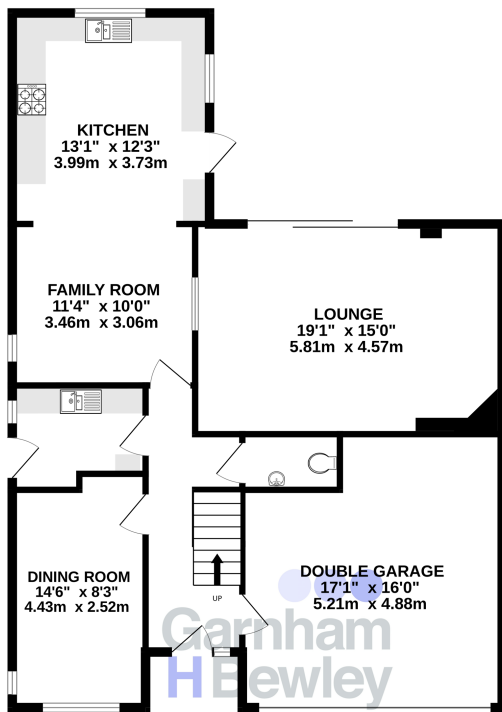
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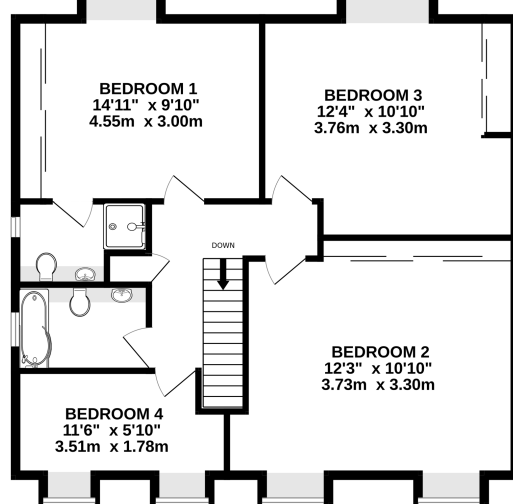


Accommodation

GROUND FLOOR



1ST FLOOR



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.
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Reception Hall

Downstairs Cloakroom

Utility Room

8' 3" x 6' 6" (2.51m x 1.98m)

Lounge

19' 1" x 15' 0" (5.82m x 4.57m)

Kitchen

13' 1" x 12' 3" (3.99m x 3.73m)

Breakfast Area / Family Room

11' 4" x 10' 0" (3.45m x 3.05m)

Dining Room / Bedroom 5

14' 6" x 8' 3" (4.42m x 2.51m)

First Floor

Master Bedroom

14' 11" x 9' 10" (4.55m x 3.00m)

En-suite

Bedroom 3

12' 4" x 10' 10" (3.76m x 3.30m)

Bedroom 2

12' 3" x 10' 10" (3.73m x 3.30m)

Bedroom 4

11' 6" x 5' 10" (3.51m x 1.78m)

Family Bathroom

Driveway

Double Garage

17' 1" x 16' 0" (5.21m x 4.88m)



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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