



The Old Nursery, Ashdown Village, Forest Row, RH18 5JY

Guide Price £850,000 – £900,000

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The Old Nursery, Ashdown Village

Forest Row

Standing in the midst of the East Sussex countryside is this good sized detached bungalow offering the purchaser a superb opportunity to enlarge into the loft space (subject to planning consents) and create a two storey dwelling with a splendid outlook over its own grounds of just over two acres. The building was formerly the nursery to the old Ashdown House School and is built of brick under a tiled roof and extends to over 1300 square feet (sq metres).

It is considered that the current layout could be updated and re-arranged to provide three bedrooms, two bathrooms, a lounge and kitchen, with a study in addition, excluding any additional extensions. Standing just inside the entrance to the old school grounds the property has a south facing aspect to open fields and light woodland.

Forest Row is a favoured East Sussex village close to Ashdown Forest with its 6,400 acres of heath/woodland, and has a surprisingly wide range of local shops, specialist stores, schools, and churches. Bus services from the village run to the towns of East Grinstead, Crawley, Tunbridge Wells, Uckfield and Haywards Heath providing more extensive shopping/leisure facilities and rail services to various London Stations. Gatwick Airport/Station and the M23 motorway are approximately eighteen miles. There are a number of golf courses in the area including Forest Row and The East Sussex National at Uckfield, horse racing at Lingfield, Brighton and Plumpton, sailing and angling at Weirwood Reservoir closeby.

- SINGLE STOREY HOME
- IDEAL FOR ENLARGEMENT (stp)
- OVER 1300 SQ FEET (120 SQ METRES)





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Forest Row

Council Tax band: TBD

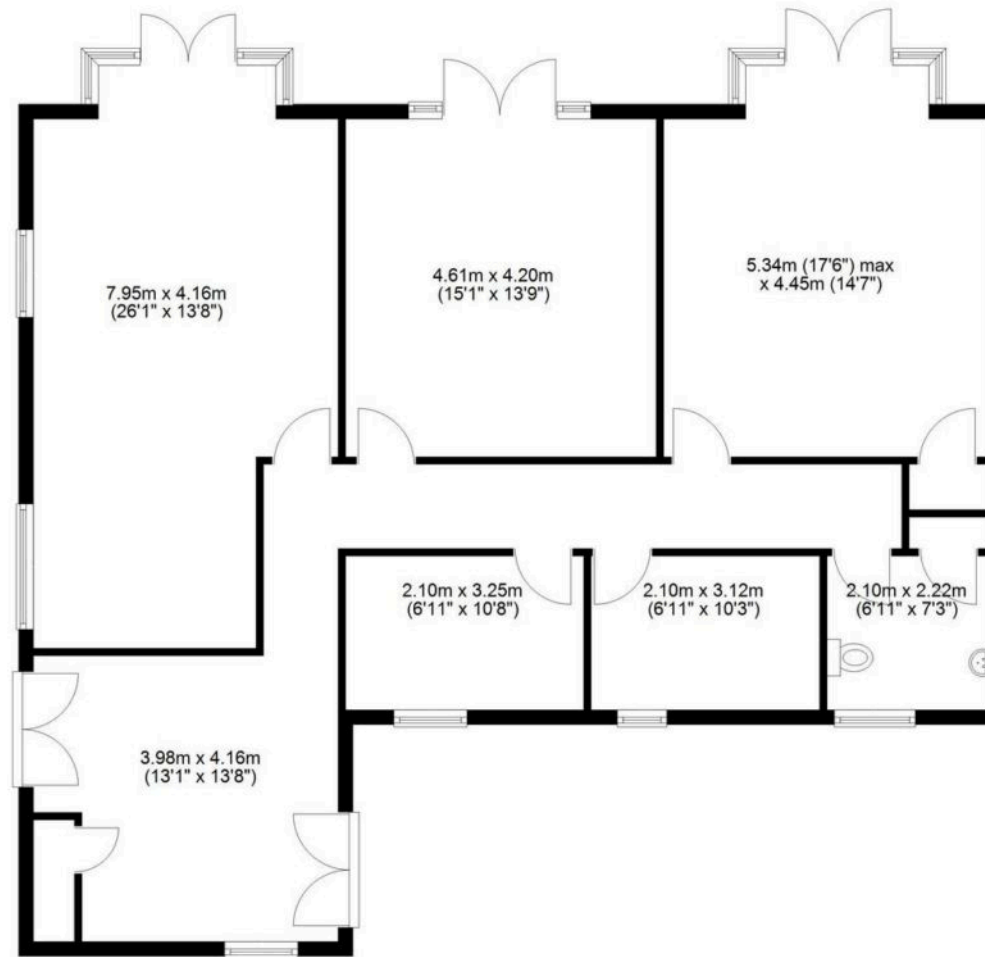
Tenure: Freehold

- SINGLE STOREY HOME
- IDEAL FOR ENLARGEMENT (stp)
- OVER 1300 SQ FT (120 SQ METRES)
- BEAUTIFUL LOCATION AMIDST FARMLAND
- SOUTH FACING OVERLOOKING OWN GROUNDS
- POSSIBLE LAYOUT 3 BEDROOMS
- 2 BATHROOMS KITCHEN/LIVING ROOM
- STUDY & STOREROOM
- PARKING
- GROUNDS OF 2.1 ACRES (tbc)



Ground Floor

Approx. 121.1 sq. metres (1303.7 sq. feet)



Total area: approx. 121.1 sq. metres (1303.7 sq. feet)

Mansell McTaggart Forest Row

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