



Heath View Cottages, Copthorne Common, Copthorne
£350,000

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- A re-designed and totally modernised older style 2-bedroom end of terrace
- Attractive living room with cast iron log burner and ornate panelling
- Inner lobby with understairs storage
- Fitted kitchen with integrated appliances
- Stunning conservatory/dining overlooking the south-facing rear garden
- Downstairs shower room/cloakroom - Two double bedroom one with fitted wardrobes
- Blocked stone off street parking, side access to a beautiful, landscaped south-facing rear garden
- 100% mortgage may be available – speak to our recommended Finance Planning Mortgage Adviser to check eligibility
- Council Tax Band 'C' and EPC 'D'

Located just outside the ever-popular village of Copthorne, this beautifully re-imagined two-bedroom end-of-terrace cottage effortlessly combines period charm with contemporary comfort. The current owner has taken great care to sympathetically modernise the property, resulting in a home that feels both inviting and distinctive, with warmth and character evident in every room.

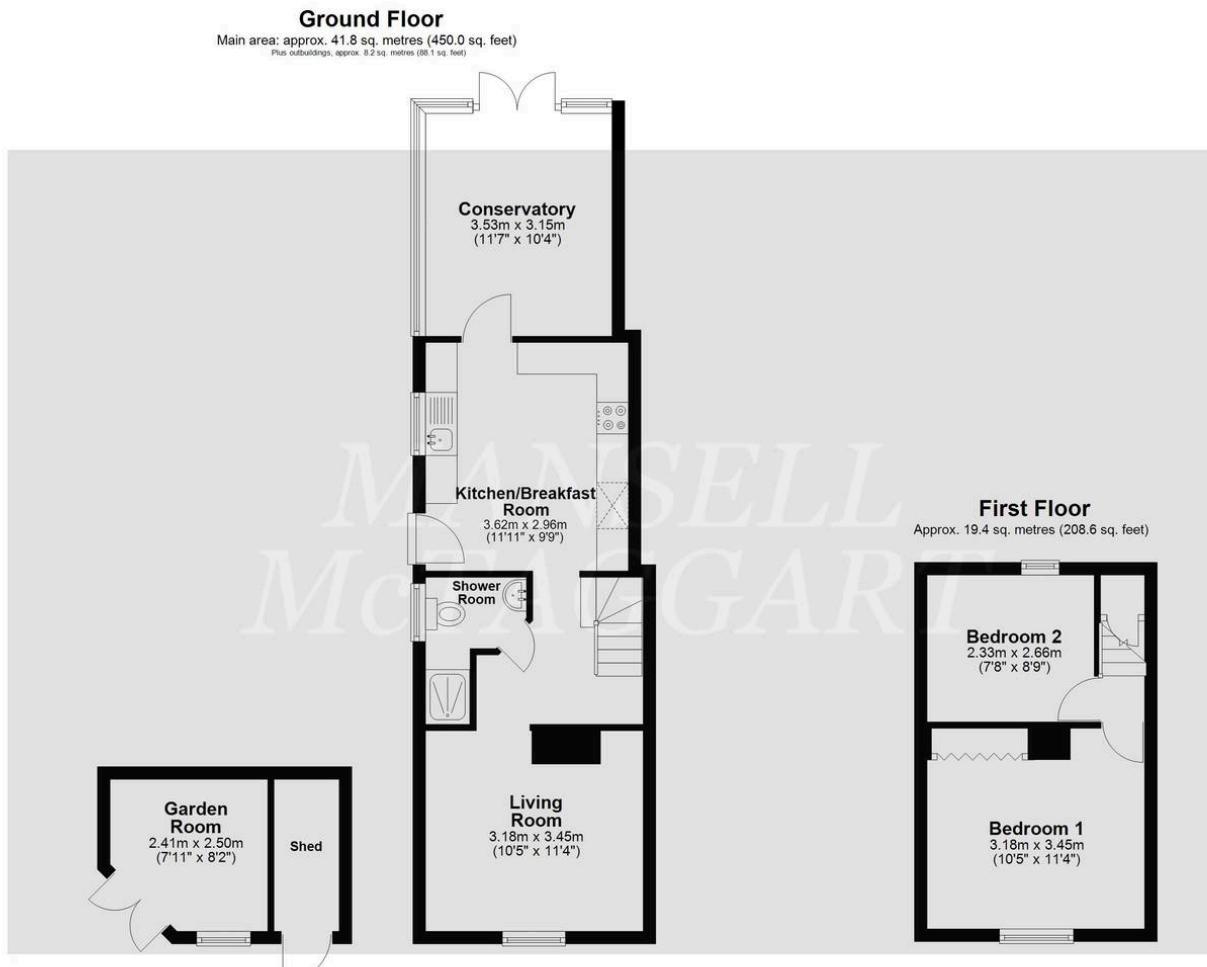
From the moment you enter via the panelled side gate, there is an immediate sense of privacy and individuality. The kitchen is a striking yet practical space, rich in character with exposed wooden beams, while sleek modern cabinetry and integrated appliances ensure everyday functionality. Roll-top work surfaces and the luxury of underfloor heating make this a space that is as comfortable as it is stylish.



Flowing seamlessly from the kitchen is the conservatory dining area, bathed in natural light and offering uninterrupted views across the south-facing landscaped garden. This space acts as the heart of the home – perfect for family meals, entertaining guests, or simply enjoying the garden outlook throughout the seasons. The inner hallway provides useful understairs storage and leads to the beautifully updated downstairs shower room, finished with modern fittings including a rainfall shower, panelled walls and heated towel rail, offering both practicality and elegance. The living room is a truly charming retreat, where exposed beams, ornate wall panelling and a brick-built fireplace housing a cast iron wood-burning stove create a cosy yet refined atmosphere. The front-facing window allows soft natural light to flood the space, making it ideal for both relaxed evenings and welcoming guests.

Upstairs, the cottage continues to impress with two generous double bedrooms, both well-proportioned and filled with natural light. The principal bedroom benefits from bespoke fitted wardrobes, providing excellent storage while maintaining the room's clean, uncluttered feel.

Outside, the south-facing rear garden has been thoughtfully landscaped to offer a peaceful and private sanctuary. A patio area provides the perfect spot for outdoor dining, while a wooden pergola, manicured lawn and well-established flower beds add colour and structure throughout the year. The fully powered 9ft x 9ft outbuilding offers exceptional versatility, currently used as a home office but equally suited to a gym, studio or entertaining space. Completing the property is off-street parking for one vehicle via a stone-effect driveway, side access, and the advantages of an end-of-terrace position, enhancing privacy and light.



Main area: Approx. 61.2 sq. metres (658.6 sq. feet)

Plus outbuildings, approx. 8.2 sq. metres (88.1 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other item are approximate, and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only, and should only be used as such by any prospective buyer.
Plan produced using PlanUp.

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