



**Snow Hill, Crawley Down**  
**£1,375,000**

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- Council Tax Band 'G' and EPC 'C'

An exceptional, individually designed five-bedroom detached country residence, discreetly positioned along a private driveway, and surrounded by open countryside on the rural fringes of Crawley Down.

Set within approximately three acres, this distinguished home offers an outstanding balance of refined interiors, generous proportions, and idyllic outdoor living. Approached via a sweeping private driveway, the property immediately conveys exclusivity and privacy. A substantial frontage provides extensive parking alongside a triple garage with light and power.

Stepping inside, a spacious and welcoming entrance hall sets the tone for the home – light-filled, elegant, and thoughtfully designed for modern family living. High-quality Arctic flooring flows underfoot, complemented by clean architectural lines and an abundance of natural light. The ground floor offers an exceptional range of reception areas, perfectly suited to both formal entertaining and relaxed family life. A beautifully proportioned family room enjoys garden access through glazed doors and centres around an attractive feature fireplace, creating a warm and inviting retreat. At the heart of the home lies a stunning open-plan kitchen, breakfast, and living space – a true showpiece. The contemporary high-gloss kitchen is appointed with sleek wall and base cabinetry, integrated appliances, and generous work surfaces, blending style with practicality. Expansive bi-fold doors open seamlessly onto the south-facing landscaped garden, creating an effortless indoor-outdoor connection ideal for summer entertaining.





A separate sitting room opens onto a secondary patio terrace, offering a more intimate setting for evening relaxation. A well-equipped utility room provides additional storage and functionality, with direct access to the garden.

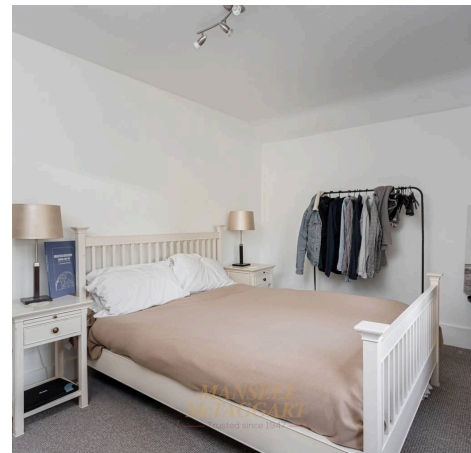
A striking galleried landing leads to five beautifully appointed bedrooms. The principal suite is a sanctuary of space and light, featuring dual-aspect views, a walk-in dressing room with extensive storage, and a luxurious en-suite bathroom complete with roll-top bath, vanity basin, heated towel rail, and refined finishes.

Four further generously proportioned bedrooms offer versatility for family, guests, or home working, several benefitting from fitted wardrobes. The family bathroom is elegantly styled with contemporary fittings and quality detailing throughout.

The landscaped south-facing gardens have been thoughtfully designed to maximise privacy and enjoyment, with expansive lawns and multiple patio areas ideal for al fresco dining and entertaining.

A striking ornamental brick outbuilding provides exciting potential for conversion into a self-contained annexe, studio, or home office (subject to the necessary consents).

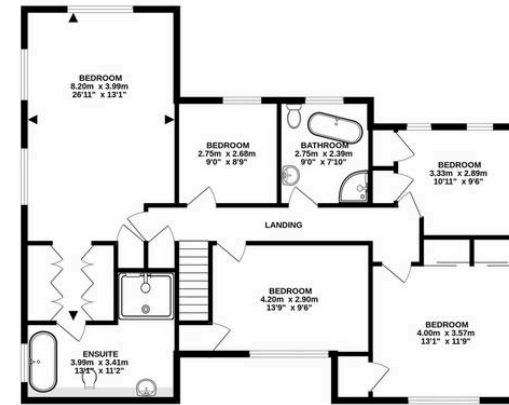
Extending to approximately three acres, the grounds offer outstanding scope for equestrian use, with separated paddocks by post and rail fence, the grounds well screened by mature trees and hedgerow. Wooden stable block come workshop set in garden behind house.



GROUND FLOOR  
249.5 sq.m. (2685 sq.ft.) approx.



1ST FLOOR  
104.3 sq.m. (1123 sq.ft.) approx.



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TOTAL FLOOR AREA : 353.7 sq.m. (3808 sq.ft.) 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.

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