



7 Grange Felcourt Road, Felcourt, East Grinstead, West Sussex, RH19 2LA
Offers In Excess Of £499,950



JAMES DEANE

E S T A T E A G E N T S

This beautifully presented penthouse apartment has been stylishly refurbished and reconfigured, seamlessly blending original features with modern comforts. Nestled within the tranquil embrace of the picturesque countryside, this former country manor house is nearby the town of East Grinstead, which offers residents a great mix of local amenities and excellent transport links.





JAMES DEANE

E S T A T E A G E N T S

Nestled in a secluded location overlooking open countryside, this stunning penthouse apartment offers a unique blend of Victorian charm and contemporary luxury. Originally built in 1850 as part of a former 19th-century manor house, this property has been thoughtfully reconfigured and stylishly refurbished to create a modern living space while preserving its period features.

Spanning an impressive 1,098 square feet, the apartment boasts three bedrooms and two elegantly designed bathrooms, making it an ideal home for families or those seeking extra space. The heart of the home is the contemporary open-plan living area, which is flooded with natural light from the exquisite leaded glass skylight and a feature bay window, creating a warm and inviting atmosphere.

The stylish kitchen boasts integrated appliances and a central island whilst the living area includes a feature fireplace and ornate coving. The apartment benefits from air source heating that also provides air conditioning, ensuring energy efficiency and cost savings.

In addition to its beautiful interiors, the property is set within extensive private grounds, providing a tranquil rural setting that is still conveniently close to local amenities. For those with vehicles, the apartment offers parking for multiple vehicles ensuring that you and your guests can enjoy easy access, as well as a garage with power and lighting and external storage.

This exceptional penthouse apartment is a rare find, combining the elegance of its Victorian heritage with modern comforts, making it a perfect choice for discerning buyers looking for a unique and stylish residence. Don't miss the opportunity to make this remarkable property your new home.









JAMES DEANE
ESTATE AGENTS



- Impressive Converted 19th Century Manor House
- Penthouse Apartment that has been Stylishly Refurbished & Reconfigured
- Air Source Heating & Air Conditioning
- Period Features including a Stunning Leaded Glass Skylight
- Three Bedrooms Including Master with Ensuite & Walk-In Wardrobe
- Open Plan Lounge/Diner
- Kitchen with Island & Integrated Appliances
- Extensive Private Grounds
- Garage with Power & Lighting
- Close to Local Amenities



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
		72
	45	
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Internal Area: 1097.93 sq ft

Tenure: Share of Freehold

Local Authority: Tandridge DC

Council Tax Band: E

Do you have a property to sell?

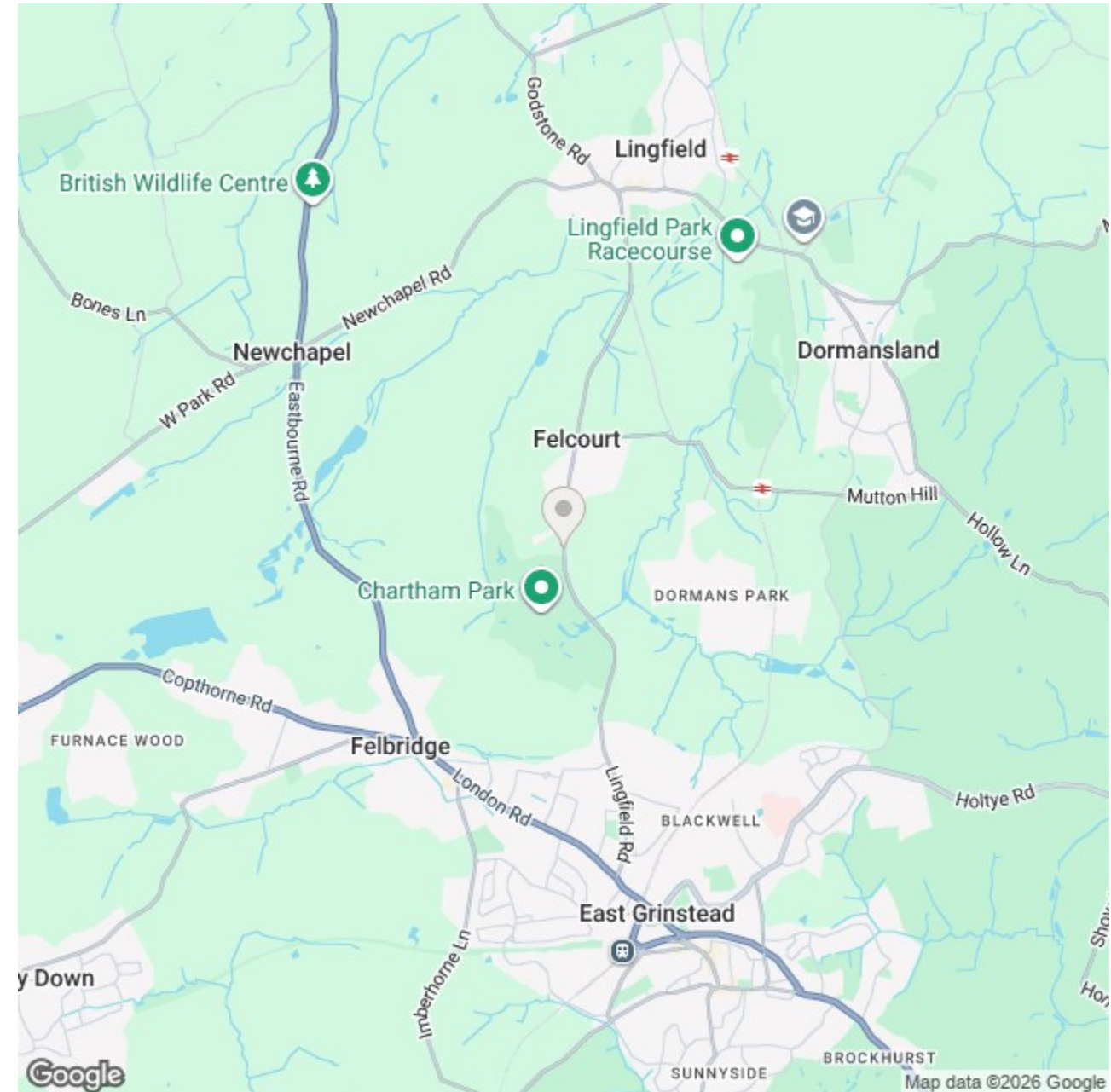
If so we can provide you with a free market appraisal.

Do you need a solicitor?

We can provide you with no obligation quotes from our panel of preferred solicitors.

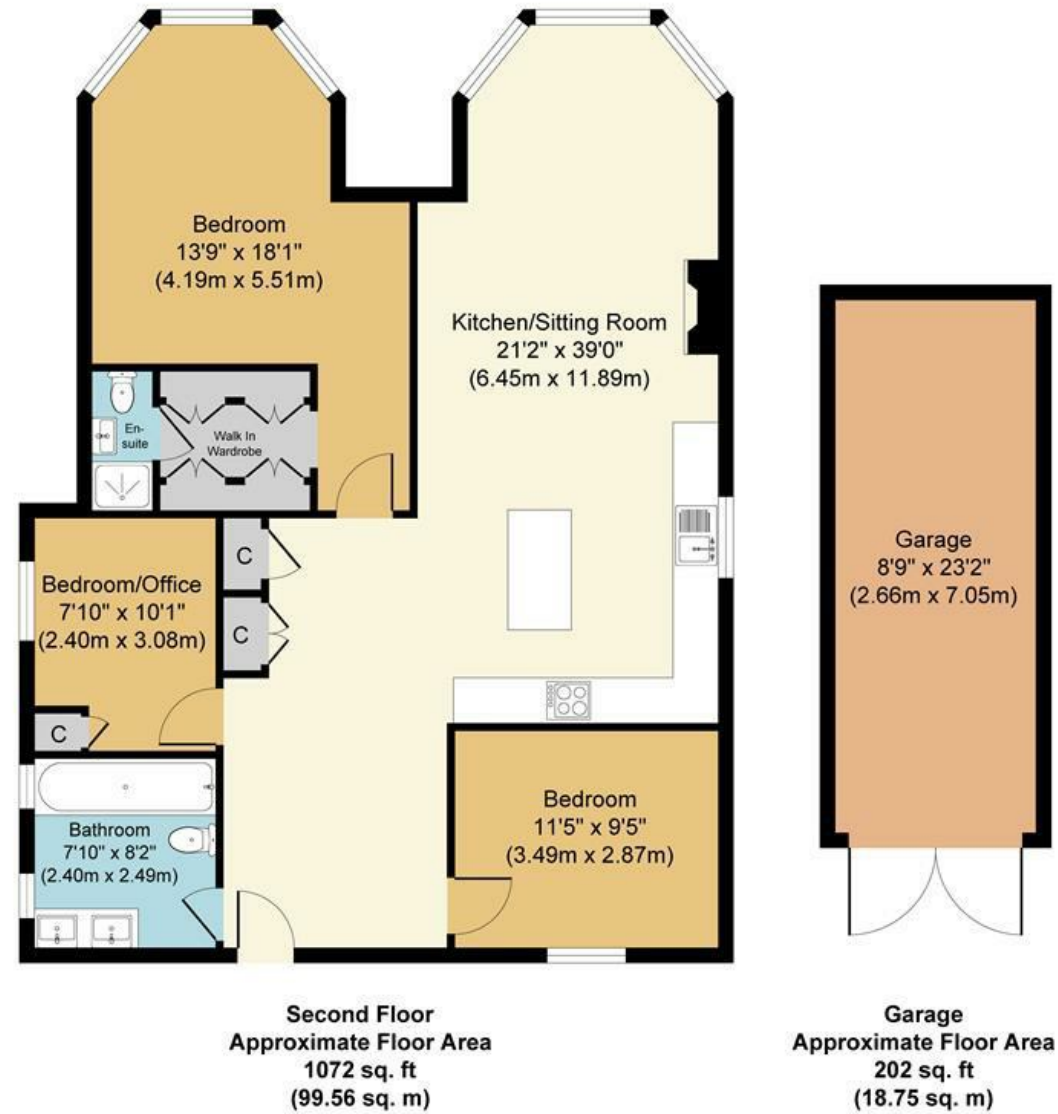
Do you need a mortgage?

We can refer you to our preferred panel of Independent Financial Advisors who have access to the whole of the marketplace.



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FLOOR PLAN



Felcourt Road, RH19

Approx. Gross Internal Floor Area 1274 sq. ft / 118.31 sq. m

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. 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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