
Pickwell Lodge
PICKWELL ESTATE
FOSTER & CO.

Buncton Lane

Haywards Heath, RH17 5RE

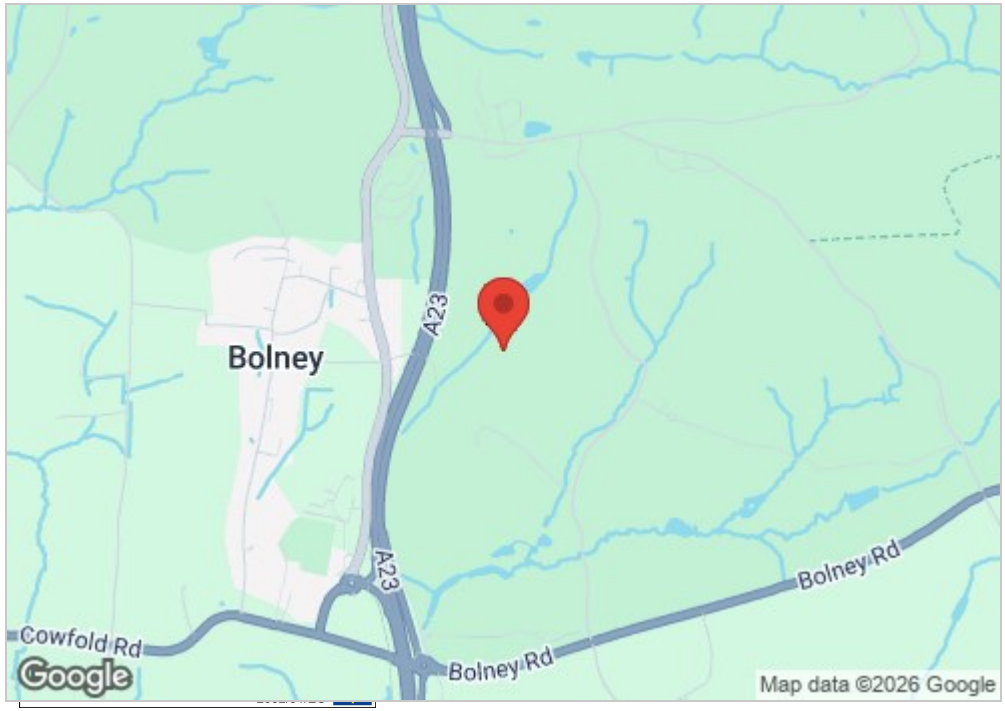
Guide price £400,000



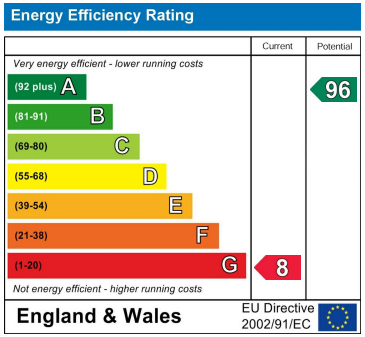
A Most Attractive Part Tile Hung 2 Bedroom Detached Former Lodge Cottage Now In Need Of Complete Modernisation. Situated In A Rural Location With Approximately 0.5 Acre Of Garden (TBC).

Pickwell Lodge offers a rarely available opportunity for someone to remodel and extend (subject to the required planning consents) this single storey dwelling to create a superb property in a rural wooded location, set in approximately 0.5 of an acre of gardens. The property which now requires complete modernisation is situated in a quiet country lane, yet provides easy access to the A/M23 and the A272.

The property enjoys a peaceful yet well-connected setting, with scenic countryside walks and dog-friendly trails accessible directly from the doorstep. The village of Bolney offers a traditional pub, a popular recreation ground, the award-winning Bolney Wine Estate with its vineyard café and the Cider Tap with pizza restaurant and coffee house. Cuckfield, just four miles away, provides boutique shops and cafés, while the larger town of Haywards Heath offers a full range of amenities and a mainline station with fast links to London Victoria and London Bridge. The A23/M23 is close by, giving easy access to Brighton, Gatwick, and the national motorway network. The area is well served by excellent schools, including Bolney CE Primary, Handcross Park, Hurstpierpoint College, Ardingly College, and Brighton College.



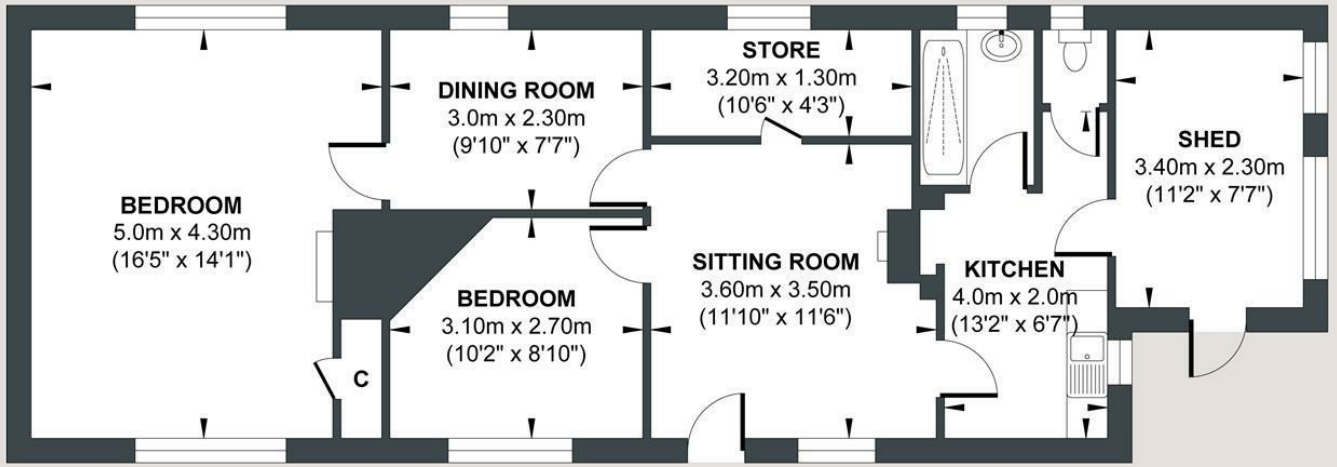
- Single Storey 2 Bedroom Detached Former Lodge Cottage
- In Need Of Complete Modernisation
- Approximately 0.5 Acre Garden (TBC)
- Situated In A Rural Location



BUNCTON LANE

Approx. Gross Internal Floor Area (Including Shed) = 74.16 sq m / 798.25 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale.



GROUND FLOOR

Approximate Floor Area
798.25 sq ft
(74.16 sq m)

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1 Coopers House High Street, Henfield, BN5 9EQ
Tel: 01273 495333 **Email:**mid-sussex@fosterandcoestateagents.co.uk www.fosterandcoestateagents.co.uk