



Stylish period home with cottage, paddocks and stabling

Beetle House, Near Wisborough Green, West Sussex

Freehold

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5 bedrooms • 5 reception rooms • 5 bathrooms (3 en suite) • 2 bedroom cottage • Heated swimming pool • Tennis court • Landscaped gardens, wildflower gardens & small lake • Stabling, manege & paddocks • 3 bay car port & single garage • Set in about 8.7 acres

Description

Originally a timber framed Wealden farmhouse it has been modified over the years to provide a beautifully presented rural family home within outstanding landscaped grounds.

True to its period origins the property retains a wealth of original features including much exposed structural timber, leaded windows and magnificent inglenook fireplaces. With its principal rooms leading off the very generous reception hall and direct access to the secluded pool area, this home is ideally suited to formal entertaining as well as more relaxed family living.

The particularly spacious and well-appointed family kitchen will delight the enthusiastic cook and with its AGA and generous breakfast area will soon become the cosy heart of this family home. There are a number of excellent reception rooms on the ground floor including a wonderful 33ft drawing room with a large inglenook fireplace. The spacious study leads through to a bright family room overlooking the outdoor pool with a shower room and separate guest WC.

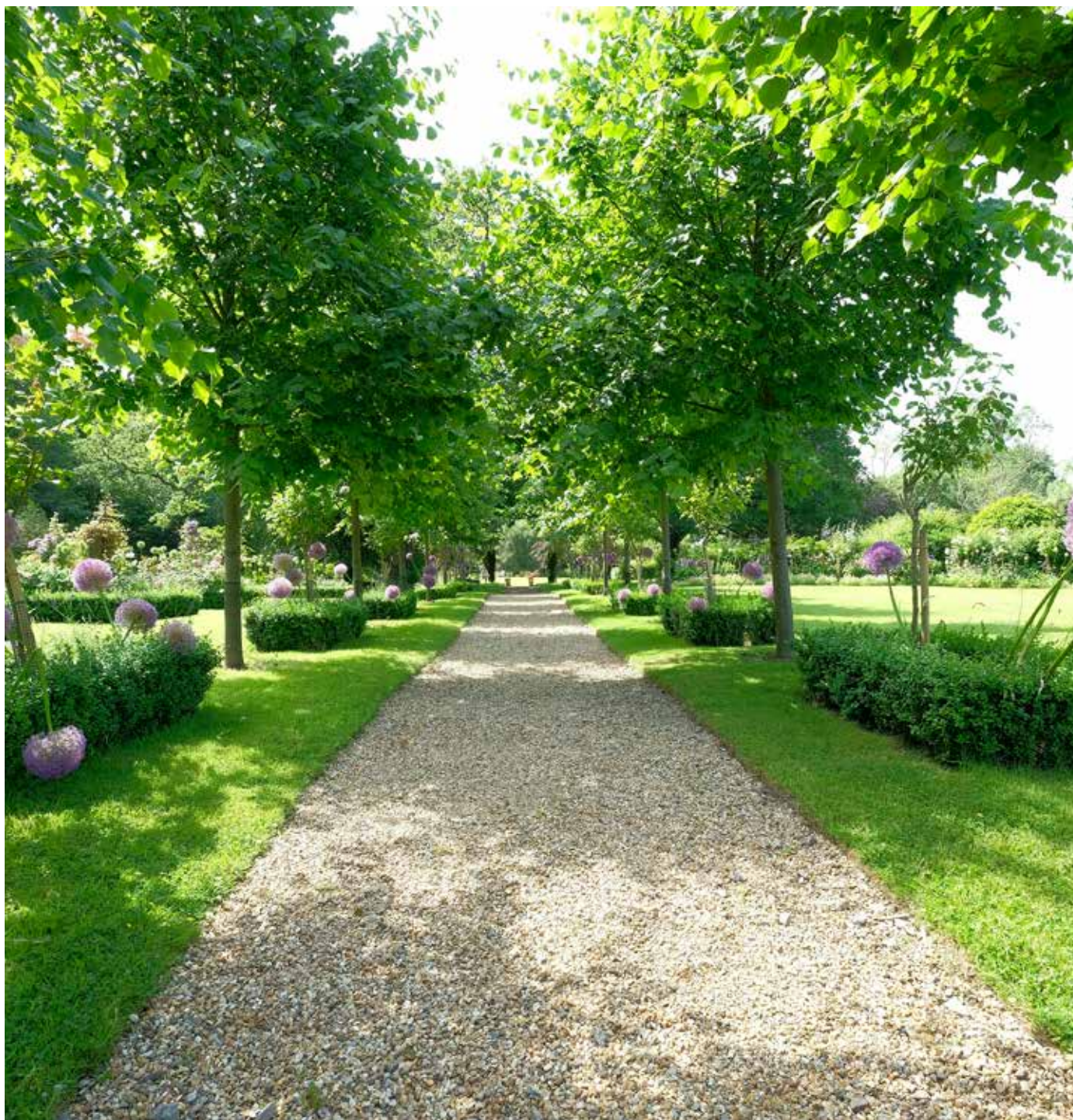
First floor accommodation provides a spacious and elegant master suite with a dressing room and en-suite bathroom and three further double bedrooms while a fifth en-suite bedroom is to be found on the second floor.

Cottage

Originally an outbuilding also dating from the 17th century and Grade II Listed, the cottage provides two bedrooms, two reception rooms, kitchen and bathroom and would be ideally suited as staff or extended family accommodation.

Equestrian

A stable block with concrete apron provides five loose boxes and ancillary stores and there is an adjoining all-weather manege. There is direct access from the stables and school to adjoining paddocks.





Garden and Grounds

The magnificent gardens are a key feature of this property. Carefully laid out and tended over many years they provide a haven, flooded with colour. The drive from the road crosses level lawns to enter the property via an electric five-bar gate leading to a spacious forecourt with parking for numerous cars.

The formal gardens lie mainly to the south of the house starting with the delightful paved pool area. A further brick paved terrace below the wisteria-clad south elevation leads to a pretty side rose garden with lily pond and the croquet lawn. From here a gravel path leads between an avenue of lime trees through various levels and different areas of the garden to arrive at the tennis court and adjoining lake with lovely weeping willows and a variety of other specimen trees. To the west of the gardens a wildflower garden is left to grow naturally providing an interesting contrast to the other side. The whole garden benefits from a shelter belt of mature trees providing a high level of privacy and seclusion.

On the northern side of the grounds and behind the stables an extensive and productive vegetable garden is laid out as a semi-formal parterre. Gravel paths and miniature box hedges surround individual fruit trees and rose plants whilst to one side vegetable beds, fruit cages and a greenhouse complete the memorable gardens.

Amounting in all to about 8.7 acres.

Location

Wisborough Green is the archetypal English village with cricket green, primary school, church, pubs, village store and Post Office. A more extensive range of shopping and services is to be found at Billingshurst, Cranleigh and Petworth. Main line stations at Billingshurst and Haslemere provide regular services into Victoria and Waterloo respectively.

An excellent choice of local schools includes a primary school in the village and the Weald secondary school at Billingshurst. In the private sector Christ's Hospital, Cranleigh, Charterhouse, Farlington, Seaford College, St Catherine's and Penntorpe are within easy reach.

There is golf at a number of clubs in the area including Chiddingfold, Cowdray Park and Goodwood. There is polo at Midhurst and Hurtwood Park, racing at Goodwood and Fontwell Park, sailing at Chichester and flying at Goodwood. The world famous motor sport events at Goodwood include the Festival of Speed and the Revival Meeting.

Tenure

Freehold

Viewing

Strictly by appointment with Savills.









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Approximate Floor Area 494 sq m / 5318 sq ft

Cottage 79 sq m / 853 sq ft

Total 573 sq m / 6171 sq ft



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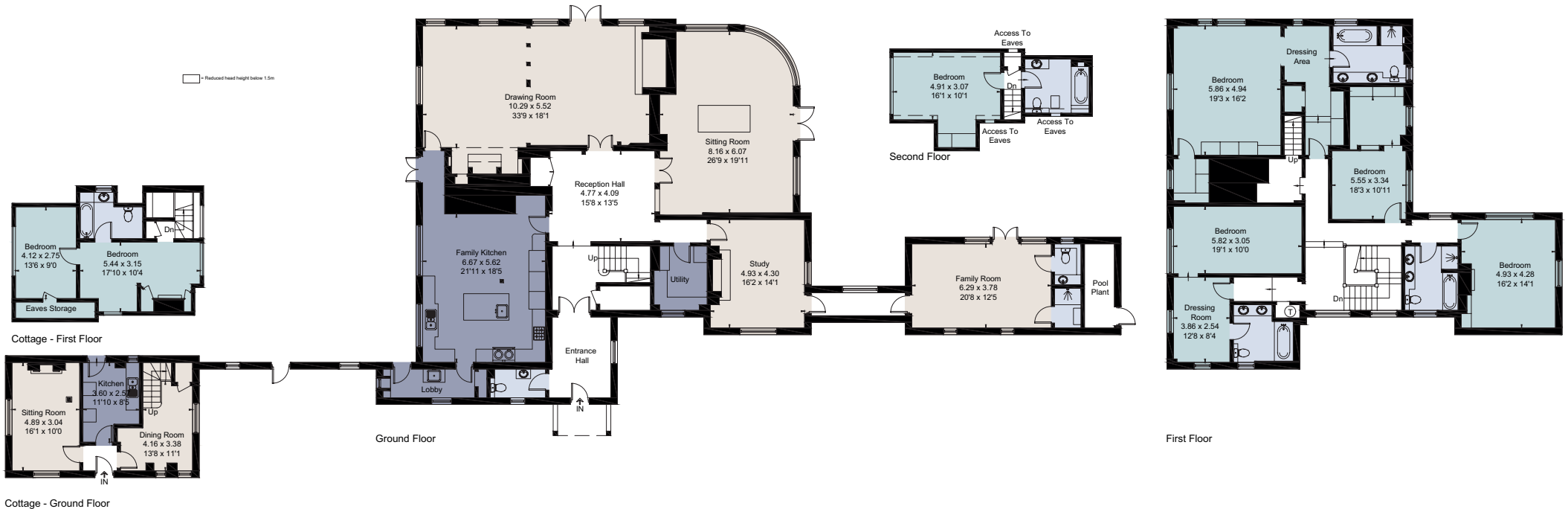
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