



Foxholes, Rudgwick, West Sussex, RH12 3DX.
Guide Price £700,000 Freehold


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- No Chain Above
- Four Bedrooms
- Main Bedroom with Dressing Room and Ensuite
- Open Plan Kitchen/Family Room
- Sitting Room with Log Burner
- Study
- Lovely Garden
- Double Garage
- EPC C

Tucked away in a peaceful cul-de-sac within the sought-after village of Rudgwick, this beautifully presented four-bedroom detached home offers an exceptional lifestyle opportunity for families or those seeking a tranquil setting with excellent amenities nearby.

Now vacant and offered with no onward chain, the property stands out for its generous accommodation, landscaped garden, and versatile double garage.

Originally the show home for the development, the house has been thoughtfully improved and lovingly maintained.

A welcoming entrance hall sets the tone, leading to a bright and spacious living room centred around a charming log burner-ideal for cosy evenings.

A separate study provides the perfect space for a home office or playroom, while a stylish downstairs cloakroom adds convenience.



The heart of the home is the open-plan kitchen and dining/family room, which has been refitted with a sleek range of integrated appliances, practical storage, and a sociable layout that opens into a light-filled conservatory.

This versatile space enjoys views over the delightful rear garden and makes an excellent setting for entertaining or family living.

Upstairs, the property continues to impress with four generous bedrooms. The principal suite features a dedicated dressing area with built-in 'his and hers' wardrobes and a modern en-suite shower room.

The remaining bedrooms are all well-proportioned, two of which also include fitted wardrobes, and are served by a contemporary family bathroom.

Outside, the garden enjoys a favourable south-southwest aspect and is mainly laid to lawn with well-tended borders and a patio terrace perfect for summer

dining. There is an additional side garden with a newly laid base-ideal for a greenhouse, garden office, or studio.

The detached double garage is fully insulated, plaster-boarded, and equipped with power and lighting, making it suitable for conversion to a gym or additional workspace. One garage door is electric, and the garage benefits from its own fuse box and loft storage.

A driveway in front of the garage provides off-road parking for three vehicles.

Rudgwick itself is a vibrant village community, with a Co-op, post office, GP and dental surgeries, hairdresser, and local pubs all within easy reach. Excellent schools, countryside walks including the Downs Link, and proximity to Cranleigh, Horsham, and commuter routes to London further enhance the appeal of this outstanding home.

Internal viewing is highly recommended to fully appreciate everything this property has to offer.

Material facts:

Price: £700,000

Tenure: Freehold
Council Tax band: F
Horsham District Council

EPC: C

Property type: Detached House
Mains services: Gas/Electricity/Water/Drainage
Heating type: Gas central heating to radiators

Further information:

Broadband information:
Between 17 Mbps and 80 Mbps
Fibre to the Cabinet



Mobile coverage: O2 is good and average with other providers

Parking type: Double Garage and Drive

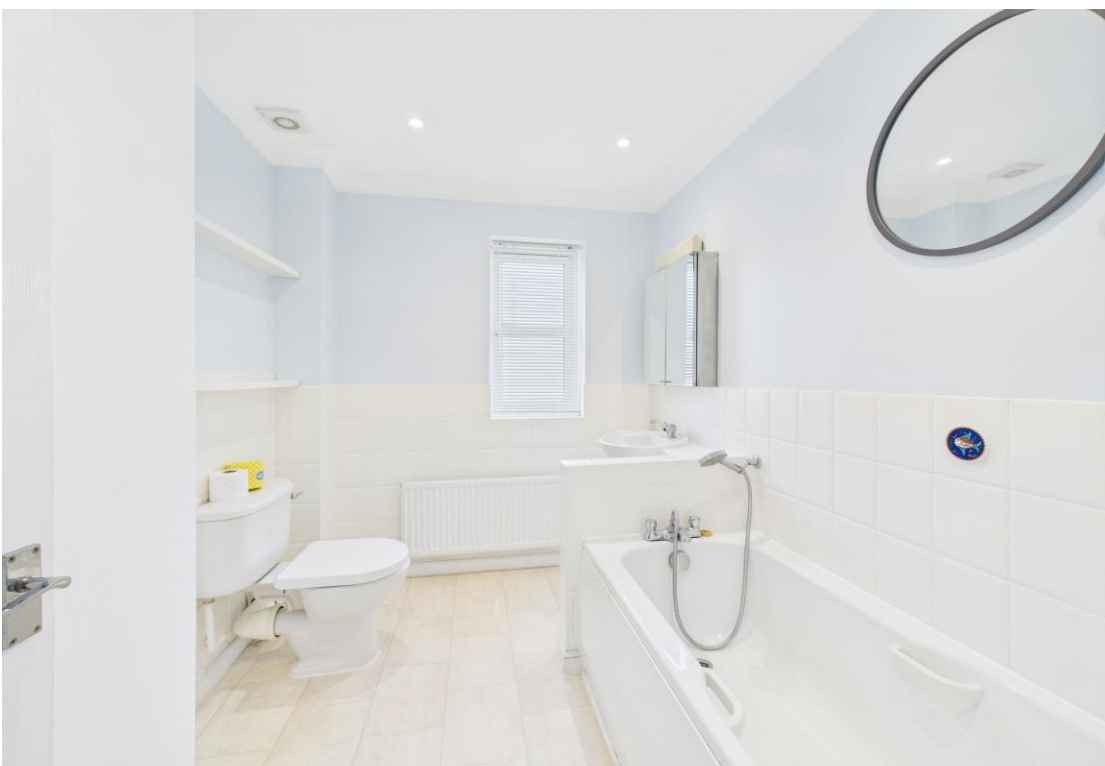
Flood/Erosion risk:

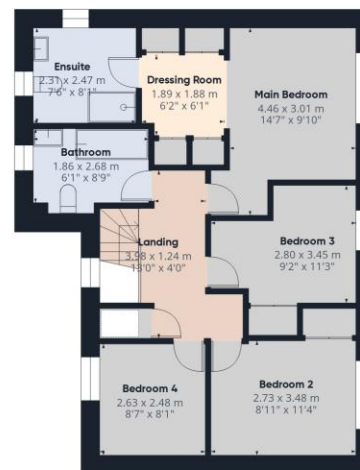
River and seas: Very low

Surface water: Very low

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Approximate total area⁽¹⁾
 173.3 m²
 1865 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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