



Land at Chiddingly

Honeywick Lane, Chiddingly, East Sussex, BN8 6HF

SAMUEL & SON
CHARTERED SURVEYORS

LAND AT CHIDDINGLY

HONEYWICK LANE, CHIDDINGLY, EAST SUSSEX, BN8 6HF

An attractive compact parcel of land in a delightful rural setting yet conveniently located for access set on the edge of the popular village of Chiddingly.

In all about 2.85 acres

Offers in Excess of £55,000

Location

The land is situated in a peaceful and desirable rural location off the south side of Honeywick Lane on the northern edge of the pretty village of Chiddingly. Chiddingly village has a rich history appearing in the Domesday book of 1086 and was an important centre of the local iron industry in the 16th century. In the village there is a popular public house, a community store and café, 13th century parish church, primary school and cricket ground.

The market towns of Heathfield and Hailsham are some both 6 miles and 6.5 miles respectively, both with a good range of shops, supermarkets and amenities. The county town of Lewes is some 11 miles, whilst the coast at Eastbourne is about 15 miles.

Uckfield mainline train station is about 8.3 miles, (London Bridge), alternatively there is a mainline train service to London from Lewes (London Victoria).

The nearby A22 (2 miles), provides a link to the M25 orbital motorway network and other major road routes.

Leisure activities abound in the surrounding area, ranging from walking, cycling, horse-riding and mountain biking to cultural places of interest including historic towns and houses, castles and gardens.

Description

A fabulous opportunity to acquire a delightful parcel of land extending to about 2.85 acres, sloping very gently from south to north. The property currently comprises a large pasture field incorporating a small stock fenced livestock enclosure and vegetable growing area.

Beyond the southern and eastern boundaries lies mature woodland providing excellent screening and shelter. Part of the western boundary is presently open to the adjoining property.

Access to the property is off the south side of Honeywick Lane from where an opening leads directly into the land.

The property is ideally suited to a range of uses including smallholding and equestrian as well as private recreational enjoyment.

Services

There are no services presently connected to the land.

Local Authority

Wealden District Council.

Tel: 01323 443322

www.wealden.gov.uk





Method of Sale

The property is offered for sale by private treaty.

Tenure and Possession

Freehold with vacant possession upon completion.

Easements, Wayleaves, Covenants and Rights of Way

The property is sold with any easements, wayleaves, covenants, rights of way that exist whether mentioned in these particulars or not. There are no public rights of way over the property.

Plans

The plans contained within these particulars are not to scale but for guidance and identification purposes only.

Viewing

Strictly by prior appointment with the Vendor's Agent, Samuel & Son, Horam. Tel: 01435 810077. The Vendor and their Agent take no responsibility for the safety of parties viewing the property.

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