Stewards Inn Lane, Lewes, BN7 1XP

Price Guide £800,000

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Price Guide - £800,000 - £850,000

We are delighted to present this truly distinctive and spacious Victorian townhouse, ideally positioned in the heart of Lewes and offering an exceptional blend of character, flexibility, and contemporary living. The property is entered via its traditional front door, while an attractive archway to the side provides access to the private parking space - complete with electric vehicle charging point - and the charming walled rear garden with additional rear entrance.

The ground floor provides versatile accommodation ideally suited to modern lifestyles, currently arranged to include two generous double bedrooms, a further bedroom or multi-use room, a well-appointed family bathroom, and a separate shower room. A useful boot room/study sits to the rear, offering an ideal work-from-home space or practical everyday entrance, Ascending to the first floor, a galleried staircase opens into an impressive, light-filled open-plan living area extending over 33 feet, featuring vaulted ceilings and a striking double-aspect design that creates a wonderful sense of space. The bespoke Alistair Fleming kitchen forms the centrepiece of this remarkable room, perfectly designed for both entertaining and relaxed family living. This level also provides two additional bedrooms, a cloakroom (with potential to convert into a shower room), and access to a mezzanine level which offers an ideal reading area, study, or occasional guest space.

The property is further enhanced by gas-fired central heating, numerous original character features, private parking, and the rare advantage of a peaceful yet highly central setting.

Stewards Inn Lane is a highly desirable and quiet location running parallel to Lewes High Street, placing an excellent range of independent shops, cafés, restaurants, and traditional pubs within easy reach. The town's many historic attractions - including Lewes Castle, Southover Grange & Gardens, Anne of Cleves House

All mains services. Gas fired central heating serving column radiators to the first floor. Underfloor heating throughout the Ground floor. First floor with engineered Oak flooring throughout. Partial double glazing. Lewes District Council Tax Band F.

Outside: To the rear is a delightful, flint wall enclosed, decked courtyard garden with side access gate. There is an allocated private car parking space next to the property with an EV car charging point fitted to the adjacent wall.

Location
Set betwixt the High Street and St Swithuns Terrace, Stewards Inn Lane is very conveniently situated within a very short walk of Grange gardens and the mainline railway station with services to London Victoria in just over the hour. The historic county town of Lewes is a great place to shop with so many independent, antique and quirky shops. It also boasts three major supermarkets, the acclaimed independent Depot cinema, leisure centre, tertiary college, along with well attended primary and senior schools.

The town is situated just off the South Downs Way, within the magnificent South Downs National Park, which is a great place for cyclists, walkers and nature lovers. The universities of Sussex and Brighton and the coast at Brighton are found 6 and 9 miles away respectively and the famous Glyndebourne Opera House is about 4 miles away on the outskirts of Ringmer.

Sitting room/kitchen
33'3" x 15'6" (10.14 x 4.73)

Bedroom
13'11" x 10'5" (4.24m x 3.18m)

Mezzanine
10'2" x 8'4" (3.10m x 2.54m)

Bedroom
10'5" x 6'11" (3.18 x 2.12)

Bedroom
13'5" x 10'6" (4.09m x 3.20m)

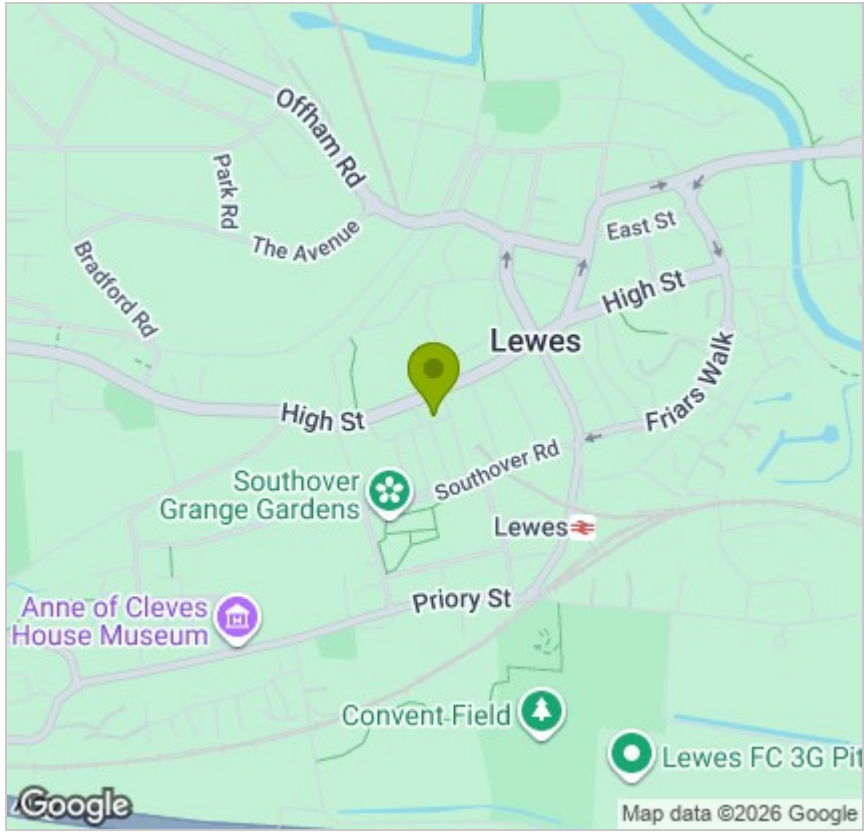
Bedroom
10'7" x 10'6" (3.23m x 3.20m)

Boot room/study
9'10" m x 6'8" (3.00m m x 2.03m)

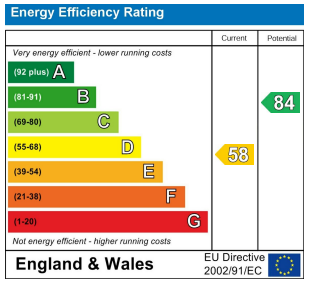
Council Tax Band - F £3616

Floor Plan

Area Map



Energy Efficiency Graph



Viewing

Please contact us on 01273 474101
if you wish to arrange a viewing appointment for this property or require further information.

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