



**Connells**

Jacksons Place  
Colemans Hatch Hartfield

# Jacksons Place Colemans Hatch Hartfield TN7 4HR

for sale offers in excess of  
**£750,000**



## Property Description

Nestled on Shepherds Hill in Hartfield, 1 Jackson's Place is a rare opportunity to acquire a four-bedroom semi-detached Victorian cottage set within approx. 4.35 acres and benefiting from direct access to the renowned Ashdown Forest. The property requires full renovation throughout, offering huge scope for improvement, modernisation, or reconfiguration to create a truly special rural home.

The grounds are exceptionally well-equipped, featuring an established cattery with 30 chalets, home office, and kitchen facilities, making it ideal for those seeking business or hobby use. Additional outbuildings include three stables, a garage, workshop, and a generous paddock extending to approx. 2<sup>3</sup>/<sub>4</sub> acres, perfectly suited for equestrian or smallholding interests and a 2-bedroom self-contained chalet and workshop. A large driveway provides ample parking for multiple vehicles.

Available to the market with no onward chain, this unique property presents a fantastic chance to secure land, buildings, and location rarely found together.

## Entrance Hall

## Reception/Dining Room

20' 11" x 9' 9" ( 6.38m x 2.97m )

## Kitchen

12' x 11' 6" ( 3.66m x 3.51m )

## Utility

## Reception Room

12' 1" x 11' 6" ( 3.68m x 3.51m )

## Utility Room

6' 11" x 5' 10" ( 2.11m x 1.78m )

## Downstairs Bedroom

11' 6" x 7' ( 3.51m x 2.13m )

## Downstairs Shower Room

## Landing

## Bedroom 1

14' 3" x 7' 5" ( 4.34m x 2.26m )

## En Suite Bathroom

## En Suite Shower Room

## Bedroom 2

11' 10" x 7' 7" ( 3.61m x 2.31m )

## Bedroom 3

8' 4" x 8' ( 2.54m x 2.44m )

## Shower Room

## Garage

## 3 X Stables

## Office

9' 9" x 7' 8" ( 2.97m x 2.34m )

## Utility Room

9' 9" x 7' 8" ( 2.97m x 2.34m )

## Cloakroom

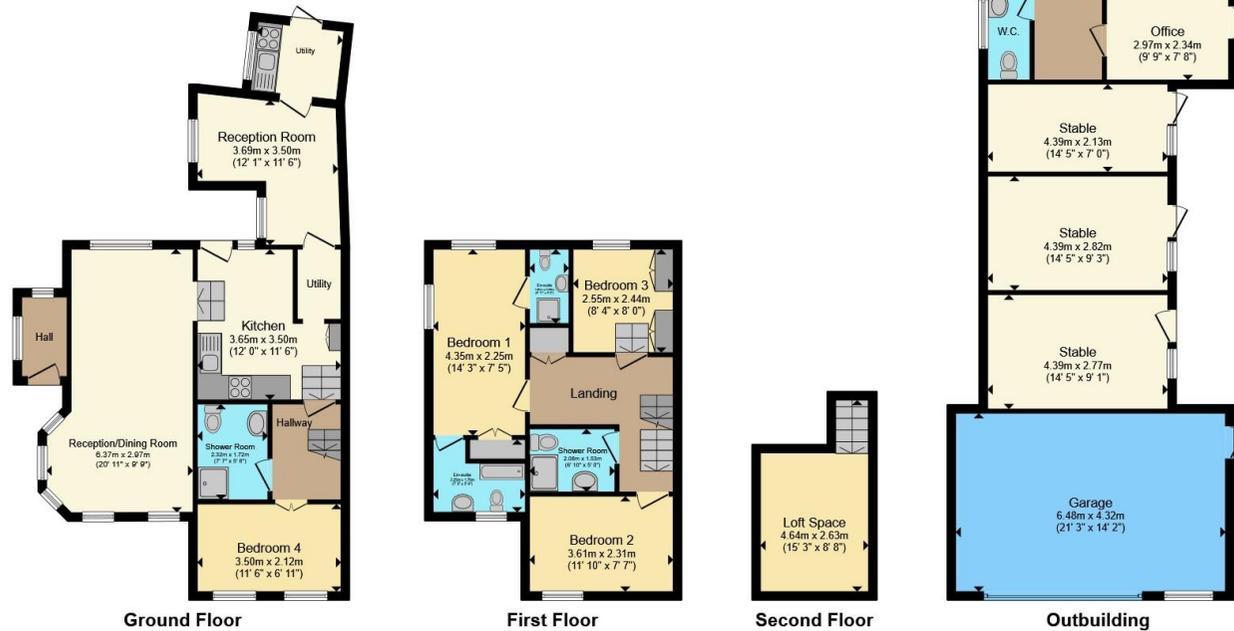
## Self-Contained Chalet

With two bedrooms, large workshop (5m x 10m), power/lighting and water.









Total floor area 211.3 m<sup>2</sup> (2,274 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

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EPC Rating: F Council Tax  
 Band: F

Tenure: Freehold

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Property Ref: EGR404820 - 0011