

# The Granville Crest Development

Chapel Lodge, St John's Road, Meads

six bedroom detached house





Beautiful bathrooms  
in keeping with their  
Victorian heritage

# The Granville Crest Development

*chapel lodge, st john's road*

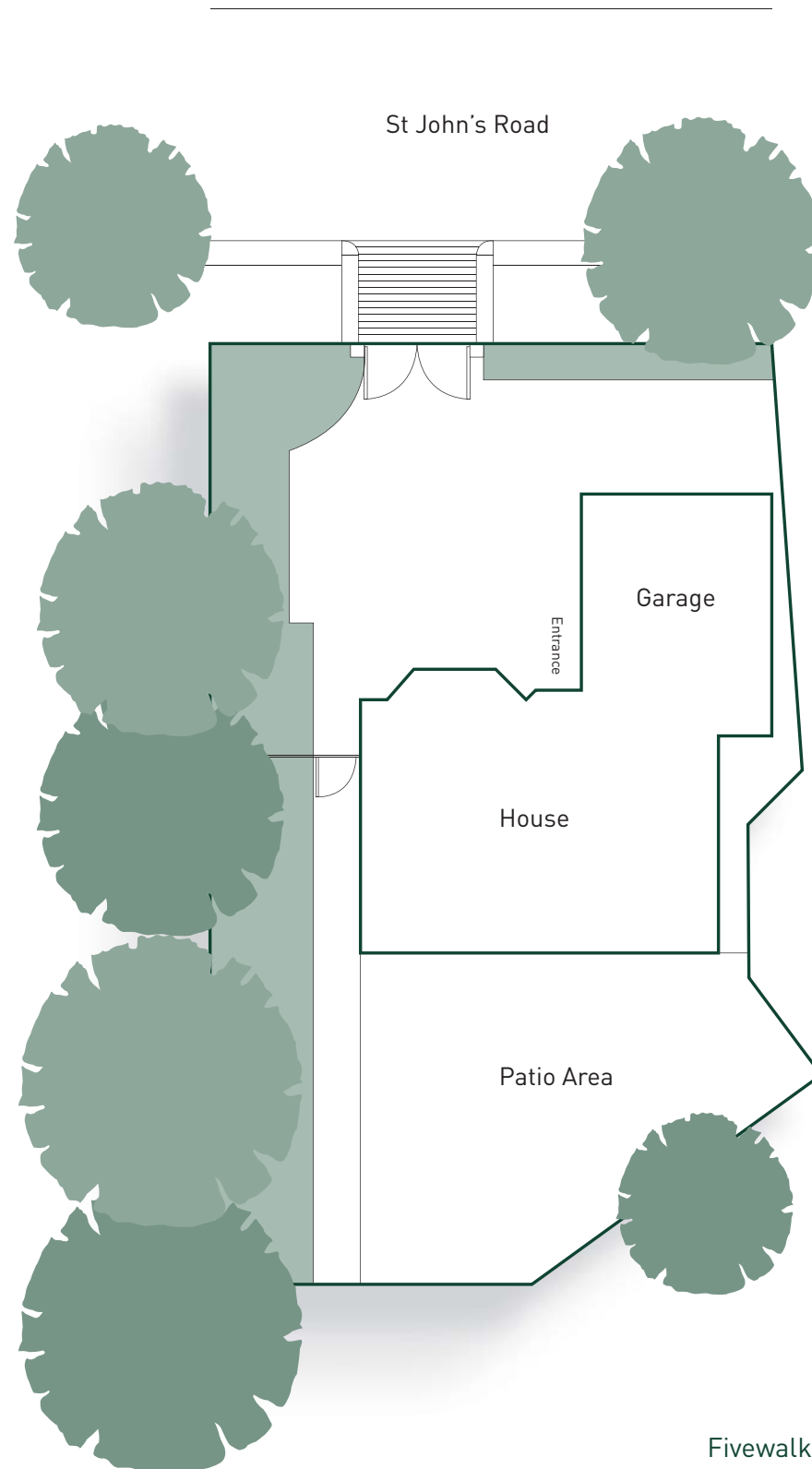


Looking out to the South Downs and situated in the tender village of The Meads, Chapel Lodge, St John's Road is the ultimate 'home sweet home'

This exclusive home features beautiful architecture and a desirable balcony – offering any discerning buyer everything they could need in a luxury home.

Entered via a private security gate and welcomed by the manicured lawns, buyers can appreciate the attention to detail at this Victorian styled six-bedroom mansion home. With a beautiful oak entrance door, leading to generously proportioned reception rooms, Chapel Lodge, St John's Road is the perfect family dwelling.

This home comprises a bespoke handcrafted kitchen, with granite worktops and AEG appliances. Light, airy rooms include a master bedroom with dressing room and en suite bathroom. Outside the property boasts landscaped gardens, ample off-street parking and a large garage.



## *site plan*

### Reception Rooms

- Panelled doors throughout
- Bespoke fireplace

### Kitchen

- Handcrafted bespoke kitchen with granite work surfaces
- Fully integrated AEG appliances throughout

### Bathroom/En Suites

- Mirrored fittings and LED lighting
- Spa or Whirlpool bath

### Bedrooms

- En suite bath to the master bedroom
- Fitted wardrobes

### Attached Garage

- Insulated electric up-and-over doors

### External

- Landscaped gardens
- Electric entry gate

### Services

- Underfloor heating to ground floor
- Traditional radiators to first and second floors

### Security

- Video entry system
- Security alarm system

### Ownership

- Freehold

### Guarantee

- 10 year NHBC Buildmark warranty

# Floor Plans

## *ground floor*

Gross Internal Floor Area

339.5m<sup>2</sup> (3654sq ft)

Exc. Detached Garage

22.06m<sup>2</sup> (237sq ft)

Lounge

6.22m max x 5.41m (20'5" x 17'9")

Dining Room

2.92m x 3.59m (9'7" x 11'10")

Kitchen/Breakfast Room

7.61m X 3.90m max (25'0" x 12'10")

Utility

2.13m x 1.50m (7'0" x 4'11")

Study

2.13m x 1.89m (7'0" x 6'3")

Hall

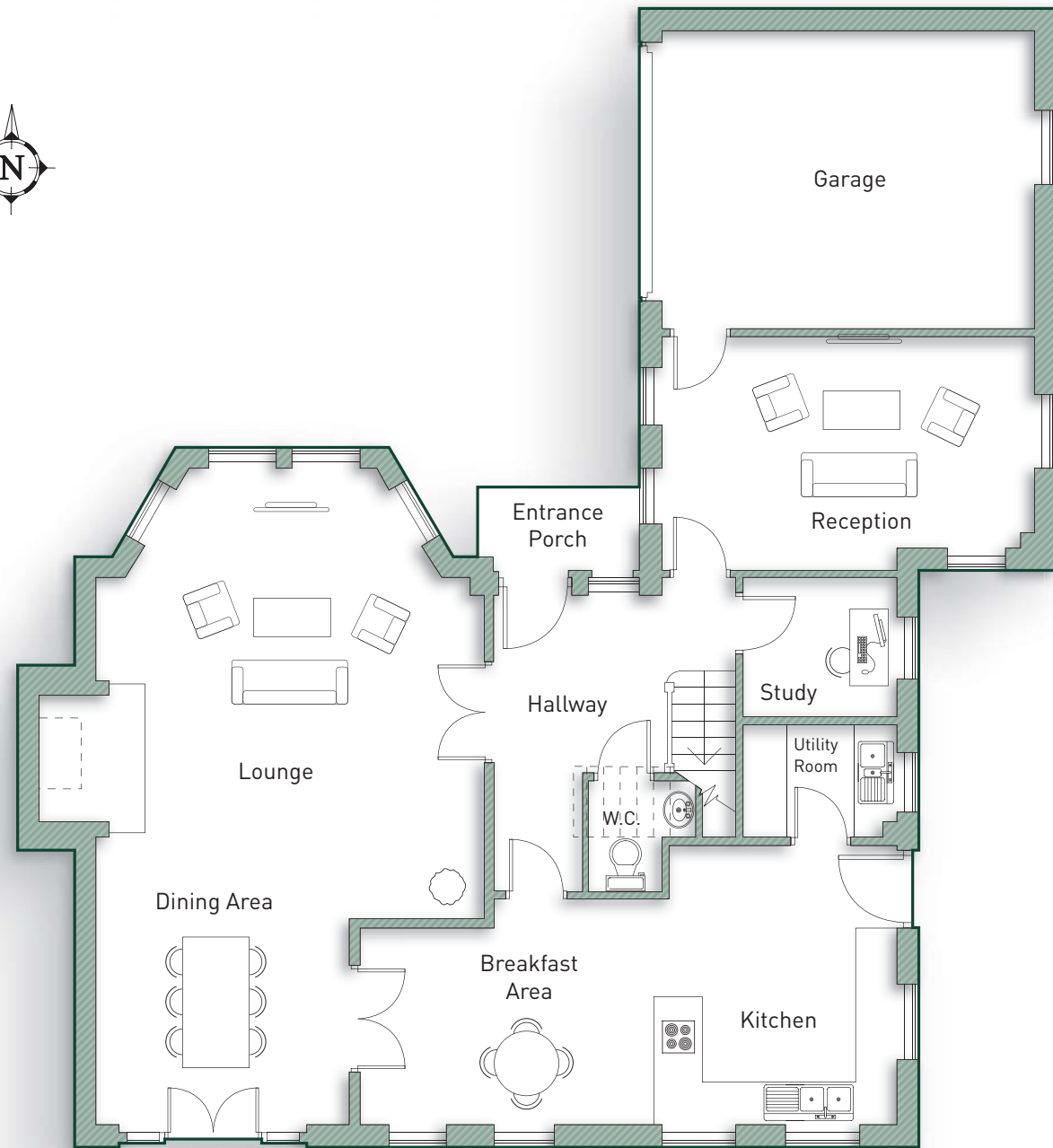
3.45m x 4.08m max (11'4" x 13'5")

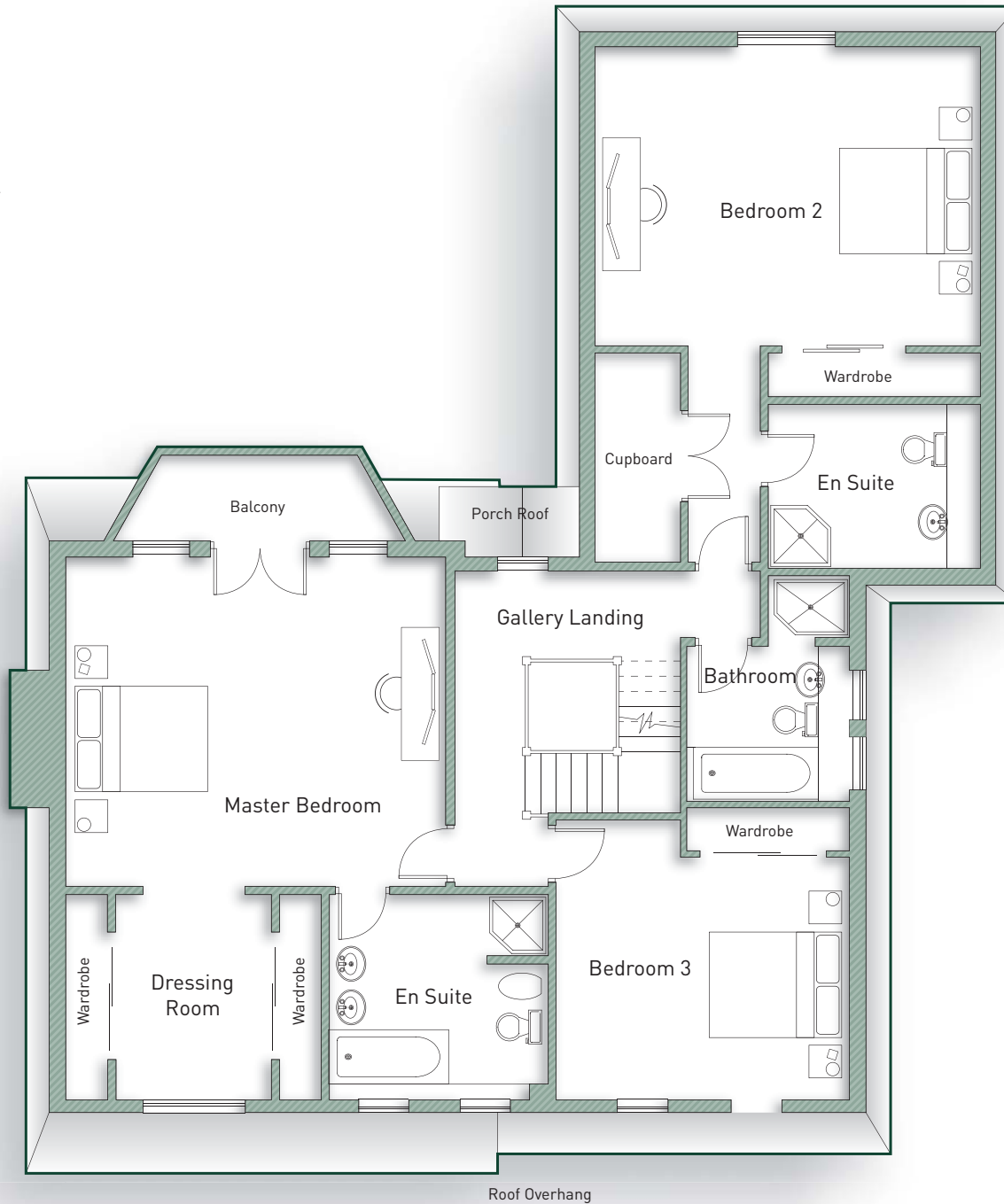
Reception

5.28m x 3.24m (17'4" x 10'8")

Garage

5.28m x 4.18m (17'4" x 13'9")





## *first floor*

- Bedroom 1  
5.00m x 5.76m (16'5" x 18'11")
- Dressing Room  
3.06m x 3.89m (10'0" x 12'9")
- En Suite  
3.06m x 3.27m (10'0" x 10'9")
- Gallery Landing  
3.63m x 3.45m (11'11" x 11'4")
- Bedroom 2  
4.48m x 5.88m (14'8" x 19'4")
- En Suite  
2.48m x 3.21m (8'1" x 10'6")
- Bathroom  
3.36m max x 2.43m (11'0" x 8'0")
- Bedroom 3  
4.20m max x 4.48m (13'9" x 14'8")

# Floor Plans

## *second floor*

Gallery Landing  
3.18m x 3.45m (10'5" x 11'4")  
Bathroom  
1.62m x 2.40m (5'4" x 7'10")  
Bedroom 4  
3.35m x 5.76m (11'0" x 18'11")  
Bedroom 5  
3.35m x 5.76m (11'0" x 18'11")  
Bedroom 6  
6.85m x 3.49m max (22'6" x 11'5")

