

For Sale: £1,995,000 Freehold
Slaugham Lane, West Sussex, RH17

- Planning Consent for a 5/6 Bedroom Detached Eco House
- Various Equestrian Facilities Inc. 24 Stables & Indoor Sand School
- 22 Acres of Land
- Various Outbuildings

Arington 

Arington are delighted to offer an exceptional opportunity to build a 5/6 bedroom, 4 bathroom detached eco house co designed by renowned Paulina Wojciechowska, to be centrally located within a 22 acre agricultural plot with permission for equestrian use, in an area of Outstanding Natural Beauty. Oaklands farm is located between Warninglid and Slaugham with easy access to the A23 / M23 and is currently run as a working livery with a range of facilities including 24 stables, 40m x 20m indoor sand school, outdoor sand school, round pen, and various buildings including a 3 bedroom detached bungalow, yard office, Dutch barn, plus further farm buildings. The land and buildings offer scope for further equestrian development and or commercial usage subject to relevant consents.

Planning Permission for a 5/6 Bedroom Eco House

Planning permission has been granted by Mid Sussex District Council under reference 14/01871/FUL, for the erection of a five bedroom single storey house with habitable attic space, as replacement to the existing bungalow. The curtilage of the existing bungalow has permission to be relocated to a more central location within the land, secluding the new house from view from the road. The Eco house has been designed to be energy efficient and self sufficient whilst offering modern desires of a light and open plan living space with the bedroom and bathroom arrangement still open for alteration. The new house is designed to be powered by solar panels (to be located on the roof of the indoor sand school) with rain water run off filtered to provide drinking and secondary water and a 'Rocket stove' and fireplace provide heating.

Land

The farm extends to just over 22 acres of agricultural land with consent for equestrian use mainly consisting of paddocks and fields with the river 'Ouse' running along the Southerly boundary.

Equestrian facilities

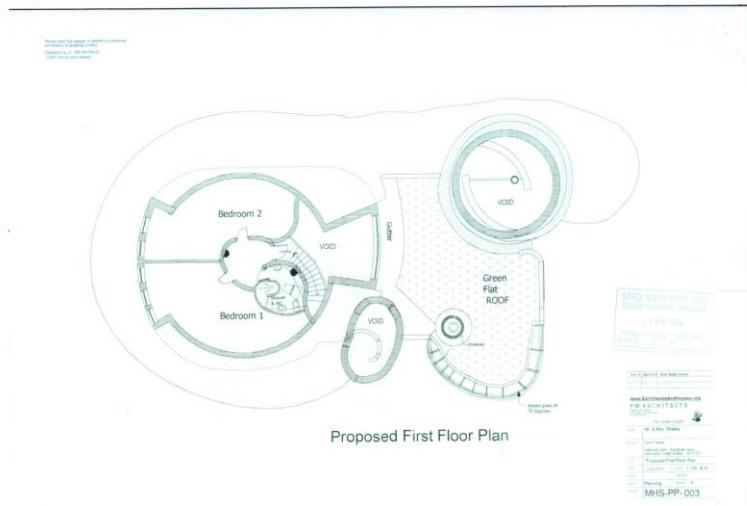
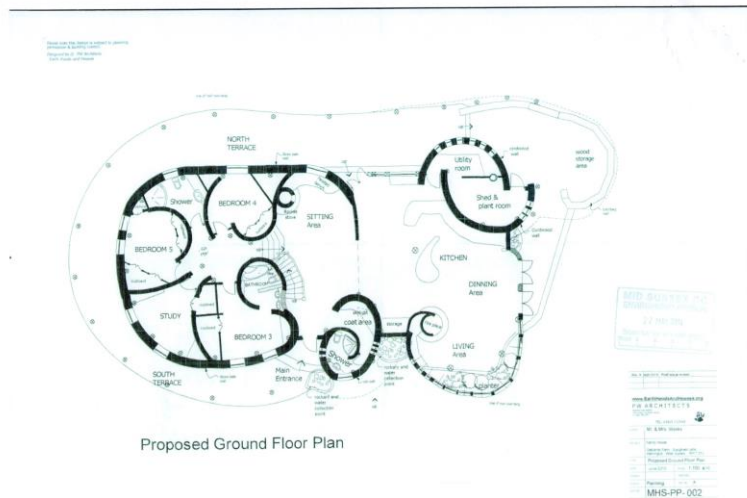
Facilities include an indoor sand school with club lighting and sprinkler system, outdoor sand school, round pen and plenty of hardstanding for vehicle access.

Buildings

Detached 3 bedroom bungalow. EPC: F. Council Tax Band: D. Planning permission has been granted for the above eco house on the basis the bungalow is demolished and debris removed within 2 months of occupation of the new eco house. A range of buildings offer a total of 24 stables and tack rooms with potential for further development. A Yard office, consisting of a ground and first floor with power, light and electric heating. Attached livery common room with kitchen facilities. Various barns in various states of repair including a Dutch barn with lean to, with potential for re development. Building ready for conversion to livery facilities to provide showers and WC's with its own septic tank. Purpose built outbuilding providing office and work space with power & light. Up and over roller door. 2 poultry houses.



Room Details



Descriptions of the property are subjective and are used in good faith as an opinion and NOT as a statement of fact. Please make further specific enquires to ensure that our descriptions are likely to match any expectations you may have of the property. We have not tested any services, systems or appliances at this property. We strongly recommend that all the information we provide be verified by you on inspection, and by your Surveyor and Conveyancer.

