Euston House
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Henfield
West Sussex BN5 9DD
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H.J. BURT
Chartered Surveyors : Estate Agents

Serving the local community since 1887

Ref: RNT/S

Ben Kirk
Manorwood Ltd
Suite 114, 26 The Hornet
Chichester
West Sussex
PO19 7BB

By email: enquiries@manorwood.co.uk

24th June 2024

Dear Mr Kirk

RE: Jasmine House, High Street, Henfield. BN5 9HN

I am writing in relation to the above and your request for information about the demand for commercial and residential property in Henfield, West Sussex.

I have specialised in Henfield for over ten years as an Associate Partner of HJ Burt; one of the most highly regarded and established estate agencies in the village. Prior to this, I worked for other local independent estate agencies since 1987, predominantly in the Mid-Sussex area.

Henfield is an extremely popular village, which is reflected in rapidly expanding numbers and ongoing demand for new housing developments in the area. The village boasts a diverse range of properties spanning various periods and styles, however, these properties overwhelmingly consist of houses and bungalows.

Post covid, we have experienced a somewhat volatile market, with noticeable fluctuations in demand and price. With that being said, there are consistent pockets of the market that always maintain high levels of interest and where demand consistently outweighs supply. The demand for flats in Henfield is most certainly one that is reflective of this trend.

We receive constant enquires, and have a large list of applicants, keen to move to the area in search of more financially accessible accommodation.

Currently, the availability of flats in Henfield is extremely limited and we often find that interested parties are forced to expand their search to neighbouring villages and towns such as Hurstpierpoint, Burgess Hill and Hassocks due to a greater supply of flats in those areas.

In contrast to this increasing demand for flats, we have seen the demand for commercial premises in Henfield declining. Our office is based in Henfield High Street and it is evident that the amount of vacant commercial premises is becoming more prevalent on a daily basis. Properties are now vacant for extended periods of time and tenancies are often short lived.

There has been an undeniable cultural shift post Covid with more workers working from home. Therefore, there is less demand for office and commercial spaces, especially in more rural areas.

If you require any further, please do not hesitate to contact me.

Yours sincerely



Robert N Turner
Associate Partner
H J Burt Henfield