

## Storrington, West Sussex RH20

ID: 73494

A two double bedroom end of terrace home with garage and private parking, conveniently positioned in a small close a short distance from the amenities of Storrington.

\* Entrance hall \* Sitting room \* Kitchen \* Conservatory \* Cloakroom \* Stairs to first floor landing \* Two double bedrooms \* Family bathroom \* Front and rear gardens \* Garage in block \* Private parking \* EPC rating D

**Guide Price £335,000 Freehold**

## Storrington, West Sussex RH20

### Description

This two double bedroom home is nicely positioned within a popular residential close in the centre of Storrington and is particularly convenient for shops, cafes, pubs and restaurants as well as doctors' surgery and local transport links.

This spacious property comprises door into the entrance hall with parquet flooring, which extends into the bay fronted sitting room. To the rear is the kitchen featuring a range of wall and base units with space for appliances and breakfast bar. Off the kitchen to the left is a ground floor WC and under stairs storage cupboard. To the rear of the kitchen a door leads out into the conservatory with pleasant outlook across the garden and sliding door to outside.

From the hall, stairs lead to the first floor landing. The generous double aspect principal bedroom benefits from two built-in cupboards as well as an air-conditioning unit, which also has a warm air feature. The second bedroom is also a double and to conclude the accommodation there is a family bathroom.

### Outside

The front garden has an area of lawn with pathway and step to the front door. The path extends around to the right of the property where there is space and leads into the rear garden. Offering a high degree of privacy and seclusion, the rear garden is mainly laid to lawn with separate patio seating area and attractive flower and shrub borders. There is a wooden shed with path leading towards the rear.

There is private non-allocated parking for Holly Close near-by as well as a garage en-bloc with up and over door.

### Situation

Storrington is a thriving large village in a picturesque setting at the foot of the South Downs, conveniently close to the Horsham/Worthing A24 and motorway networks, yet it still retains a village atmosphere. There is a mainline station in Pulborough, approximately five miles to the west. Storrington has comprehensive shopping facilities including a Waitrose store, restaurants, cafes including Costa, two pubs and there are primary schools and years seven and eight of Steyning Grammar School, churches, a bank, a modern doctors' surgery, dental practices, opticians, two veterinary practices, library and a museum.

### Sporting and recreation

Storrington provides an extremely wide and varied range of social and sporting activities including a Tennis Club with adult and junior coaching and Chanctonbury Leisure Centre. Numerous other clubs, charities and associations thrive in the area. Nearby there is gliding at Parham and golf at the West Sussex Golf Club in Pulborough, together with opportunities for riding and walking on the South Downs National Park. Of special note is the large RSPB nature reserve at Wiggonholt Brooks between Storrington and Pulborough.

### Services

All mains are connected.

According to Ofcom for this address Ultrafast broadband is available. Highest download speed is 1000 Mbps.

### Directions

From the offices of GL & Co Estate Agents in the High Street, Storrington head in a westerly direction on the A283 and take the first right hand turning into North Street. Continue along and where the road bends to the right, continue forward into Holly Close and bear left. The property can be found towards the far end on the left-hand side.

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### Council Tax

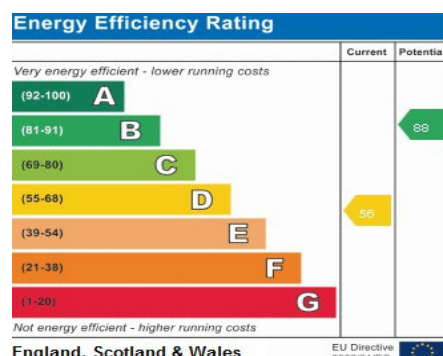
Council Tax Band D. Please contact Horsham District Council on 01403 215100.

### In the Know

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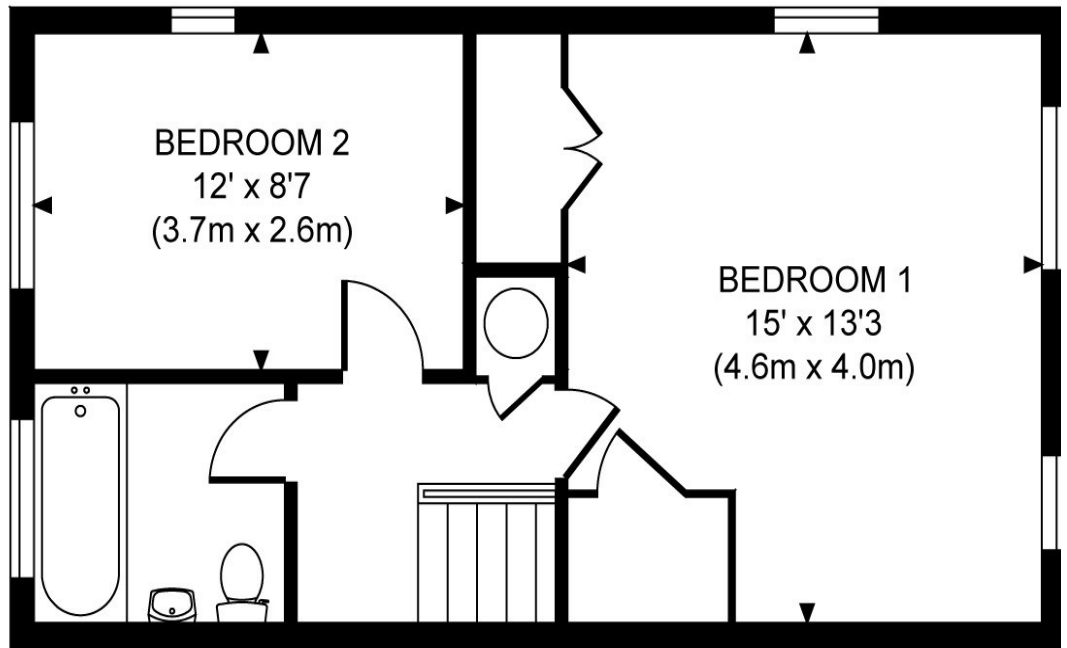
### Viewing

Viewing strictly by appointment through GL & Co. Please telephone 01903 742354 or email: [enquiries@glproperty.co.uk](mailto:enquiries@glproperty.co.uk)

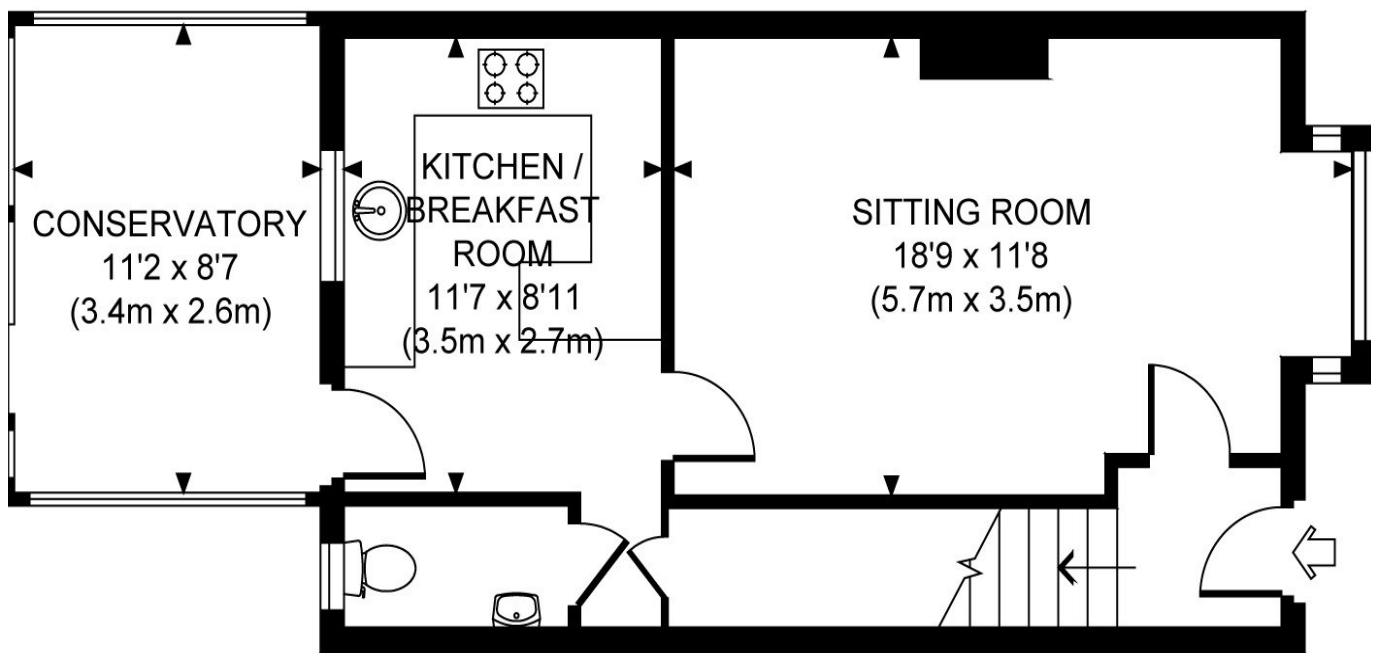




Approximate Gross Internal Area  
928 sq ft / 86.2 sq m



FIRST FLOOR



GROUND FLOOR

Storrington office: The Old Stables, 17 High Street, Storrington, West Sussex RH20 4DR  
t: 01903 742354 e: enquiries@glproperty.co.uk

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