



Storrington, West Sussex RH20





Storrington, West Sussex RH20

Guide Price £650,000 Freehold

ID: 74739

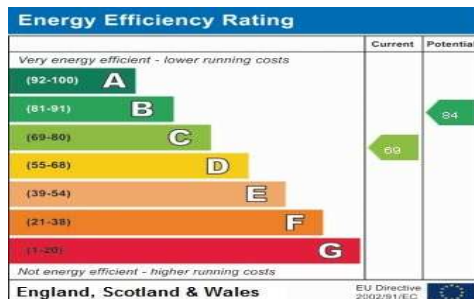
Storrington 0.7 miles, Worthing 10 miles, Chichester 17.2 miles,
Pulborough 4.2 miles, Horsham 14.6 miles, Gatwick Airport 30.9 miles



- Three double bedrooms
- Beautifully positioned in a no through road
- Utility room
- Scope for modernisation
- South facing sun terrace with views across Storrington to the South Downs
- Integral garage

Directions

From the offices of GL & Co Estate Agents in the High Street, Storrington proceed in an easterly direction taking the first turning left into Mill Road. Continue up Mill Road and turn left into Hawthorn Way. Follow the road to the end and turn right into Merryfield Road. Garden Close will be found on the right hand side and the property is the first in the close on the right.



Property

This delightful three bedroom detached bungalow is beautifully situated within this highly regarded no through road and offers buyers the potential to modernise throughout. The property benefits from off road parking, three double bedrooms and a private rear garden with stunning views across to the South Downs National Park.

The property opens into the generous entrance hall, where the third bedroom can be found immediately on the left hand side. To the left is the kitchen, which boasts a range of matching base and wall mounted units, space for appliances and inset sink. A further door leads out to the separate utility room, with sink and space for additional appliances, as well as doors to the front and rear and a courtesy door giving access into the garage. From the kitchen, a door leads through into the light and spacious 'L' shaped sitting/dining room, with French doors out on to the south facing terrace, ornate feature fireplace and enjoys fabulous views over the garden and South Downs National Park beyond. A further doorway leads back out into the entrance hall, where both the principal bedroom and bedroom two can be found on the left-hand side. Both bedrooms are generous doubles and both benefit from fitted wardrobes. A family bathroom with bath and overhead shower, as well as a separate w/c complete the internal accommodation.

Outside

The property is approached via a gravel driveway leading to the integral garage, with electric up and over door and lighting. There is additional hard-standing providing further off road parking, as well as a good sized lawn area to the front. A side gate gives access to the rear garden. The private rear garden is mostly laid to lawn, with a private south facing sun terrace that enjoys delightful views across Storrington and to the South Downs National Park beyond. The garden wraps around to the side and boasts a variety of flowers, shrubs and trees including crab apple trees.



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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 Standard broadband is available. Highest download speed is 19 Mbps

Council Tax

Band F. Please contact Horsham District Council on 01403 215100.

In the Know

Not all our properties are online.

For our "In the Know" selection, please call us on 01903 742354.

Viewing

Viewing strictly by appointment through GL & Co. Please call 01903 742354 742354 or email: enquiries@glproperty.co.uk





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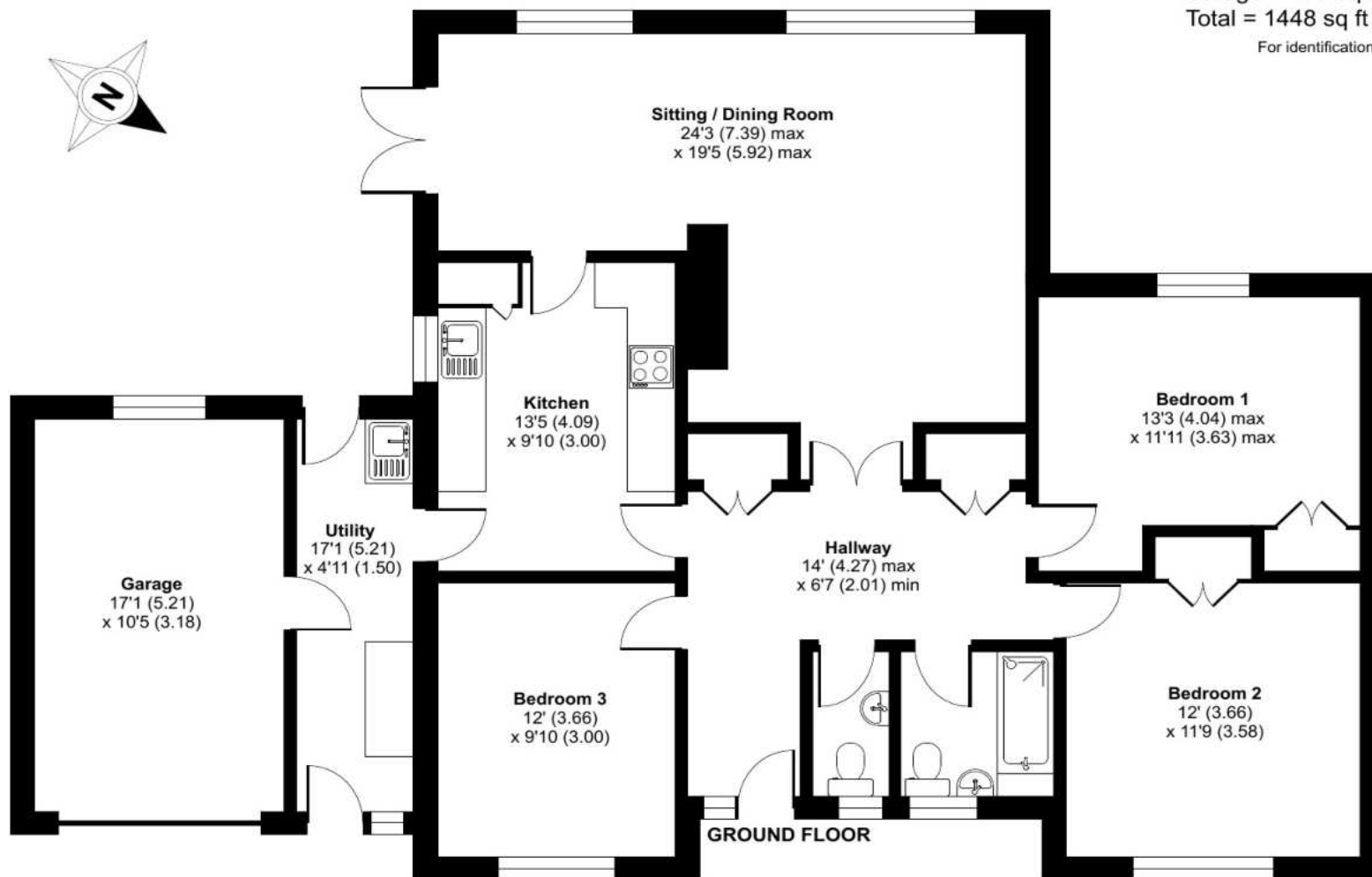
Garden Close, Storrington, Pulborough, RH2

Approximate Area = 1271 sq ft / 118.1 sq m

Garage = 177 sq ft / 16.4 sq m

Total = 1448 sq ft / 134.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for GL&CO Estate Agents. REF: 1024875

Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.

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