



Melverley, Ashmore Lane

Guide Price **£895,000**


Henry Adams
estate agents

Melverley

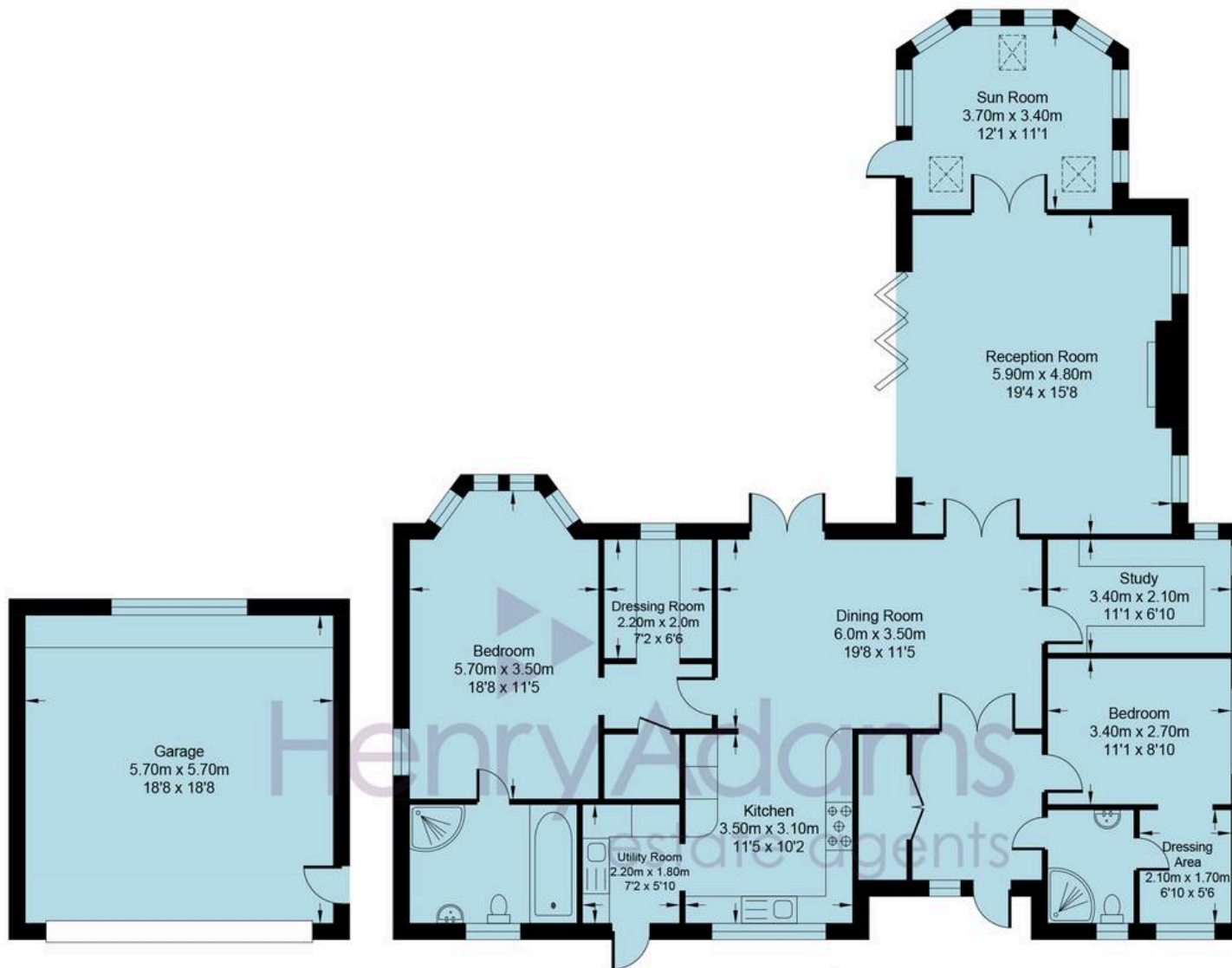
Ashmore Lane, Horsham

A delightful Skandia Hus property inspired in the Chiddingstone design located in a discreet location on the edge of Rusper village. The property is approached by double gates leading to large driveway for parking for several cars approaching the double garage and front door. Internally the property offers spacious accommodation installed to a high standard including modern specifications such as zonal underfloor heating throughout, triple glazed windows and air source heat pump. The property also has a 'Villa' vent heat exchanger. Internally the property is presented to a high standard as you would expect with accommodation comprising kitchen with wood worktops, pantry and space for range cooker, a pocket door leading to the utility two double bedrooms with the principle being a lovely sanctuary with dressing area and ensuite. There is also a log burner in sitting room,

The property has been designed to be adaptable where necessary and is planned to create further bedrooms above if necessary with window frames already installed.

Externally the property continues to impress with a large decking area off pointing in a Southerly direction to maximise the sun and privacy offered. Patio path off the decking going around the property. Wild garden with a mixture of flowers and daffodils bordered by trees for privacy. Stained glass window. large hedge to the rear of the property, beach hedge to the front.





Garage

Floor Plan

Ashmore Lane

Approximate Area = 1581 sq ft / 146.9 sq m

Garage = 350 sq ft / 32.5 sq m

Total = 1931 sq ft / 179.4 sq m

For identification only - not to scale







- **Detached Skandia Hus Bungalow**
- **Presented to a High Standard**
- **Two Bedrooms**
- **Two Bathrooms**
- **Three Reception Rooms**
- **Parking for Several Vehicles**
- **Double Garage**
- **Located in Rusper Village**

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

Rusper is nearby and easily accessible to Horsham which is a vibrant market town with great transport links and excellent educational facilities. There is the superb Horsham Park and also the nearby Warnham Nature Reserve, other countryside aspects also include the Downslink Cycle Path. The schooling caters for state and public sectors and the main schools are Bohunt Academy School, Millais, Forest, Tanbridge, Collyers, Christ's Hospital and Farlington. There is a thriving restaurant and café scene, from familiar chains to independent and award-winning eateries. The Carfax markets offer local produce and street food every Thursday and Saturday and there are various themed events throughout the year.







Henry Adams – Horsham

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