



Queen Street, Arundel, BN18
Guide Price £350,000

**ASTON
VAUGHAN**
Sales and Lettings

INTRODUCING

Queen Street, BN18

1 Bedroom | 1 Bathrooms | 1 Living Room
496 Sq Ft | Arundel

Riverside with astonishing views to the historic town of Arundel, this picturesque 1 bed, end of terrace cottage is good to go as a full time home or high end rental with wrap around gardens – and a detached brick outhouse has potential, stnc. Tucked away from the road it is a quiet, private retreat beautifully transformed into a sophisticated home with an open plan living room/kitchen which opens to the garden and a stylish double bedroom, en -suite. In the glorious countryside of the South Downs National Park, it's just a 1 min walk to the vibrant amenities of the High Street which leads to Arundel's famous castle, the train station to Gatwick and London is a 10 min walk and Worthing, Shoreham by Sea and Chichester are all within a 20 min radius.

- Stylish riverside cottage
- Ideal home or rental
- Picturesque Arundel
- Beautifully presented
- 46.14m² 496.64 sq. ft.
- Walk to river, lido, amenities and station





Pretty as a picture, this charming cottage is end of terrace. Set back from the road and also the river, it looks very traditional outside but inside has been opened up to create a light-filled room with plenty of character and a wood burning stove.

At the far end of the space, the kitchen has been skilfully extended beneath a vaulted glass roof and a classic which will stand the test of time, there's ample storage and granite working surfaces. Discrete but not dominant, the area is well planned with a central gas hob and electric oven beneath a hood, plumbing for a washing machine and a door to the garden where a single storey, brick built outhouse inspires ideas.

Upstairs, the quiet bedroom is a generous double stylishly done with 3.5 x 3.20m (11'5 x 10'5) in which to relax, and the en suite bathroom is light and airy with a designer finish.

Outside to the rear, you'll find a useful outbuilding (which has its own separate title, but is included with the sale) - a valuable addition to the property, offering flexibility for various uses.





Vendor's Comments:

"Hidden away, no-one can see the cottage from the road, but the terraced property isn't isolated with lovely neighbours. In the National Park, you're surrounded by beautiful countryside and the river walks are wonderful – or you can be in the Lido in a few minutes. Arundel is a great place to be with plenty of shops, cafes and restaurants, and it holds festivals to enjoy as well."





LOCATION GUIDE

Good to Know

Shops: Arundel centre 1 min walk

Train Station: Station 10 mins walk

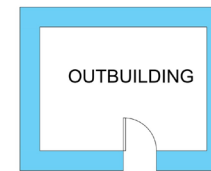
Seafront or Park: The sea 15 mins drive

Education

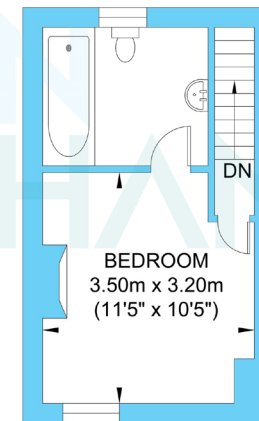
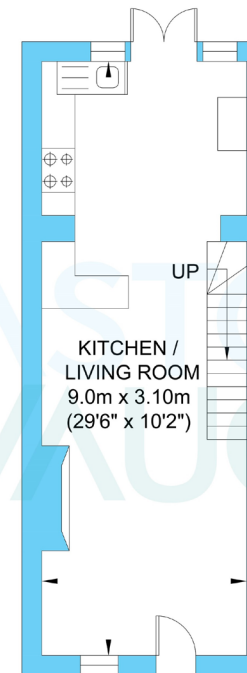
Primary: Arundel CofE

Secondary: Littlehampton Academy

Arundel is a fantastic town with an interesting history and magnificent castle. The town has fresh local produce, a vibrant array of amenities and also hosts festivals. Surrounded by the river Arun and the beautiful countryside of the South Downs National Park, you will have the best of all worlds with swift access to the major employers at Shoreham, Worthing or Chichester and it is also just a short drive to the sea.



**Queen
Street**



Ground Floor
Approximate Floor Area
300.31 sq ft
(27.90 sq m)

First Floor
Approximate Floor Area
196.33 sq ft
(18.24 sq m)

Approximate Gross Internal Area = 46.14 sq m / 496.64 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.