



St. Josephs | Monastery Lane | Storrington | West Sussex | RH20 4LR





St. Josephs

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£700,000

A spacious and versatile detached family home situated within the highly regarded location of Monastery Lane, close to the village centre. Internally, accommodation comprises: dual aspect sitting room, re-fitted kitchen/dining room, music room, office/utility room, ground floor cloakroom, re-fitted family bathroom suite. Outside, there is extensive parking to the front with a large lawned area and 'Swift' garden room with extensive hard standing and parking to the rear with two substantial detached double garage.

- Individual Detached Home
- Highly regarded Monastery Lane
- ¼ Mile from the Village Centre
- Four Bedrooms
- Versatile Accommodation
- Ground Floor Cloakroom
- Sitting Room
- Re-fitted Kitchen/Dining Area
- Office/Utility Room
- Music Room
- Re-fitted Bathroom
- uPVC Double Glazed Windows
- Solar Panels
- Two substantial detached Double Garages
- Extensive Parking Area
- 'Swift' Garden Room

Entrance uPVC double glazed front door to:

Entrance Hall Tiled flooring, radiator, understairs storage cupboard, concealed spot lighting.

Ground Floor Cloakroom Low level flush w.c., inset wash hand basin.

Sitting Room 18' 3" x 11' 6" (5.56m x 3.51m) Dual aspect room with uPVC double glazed windows, feature wooden fire surround, radiator, light oak style flooring, ceiling fans, concealed spot lighting, TV point.

Kitchen/Dining Room 24' 0 maximum" x 11' 11 maximum" (7.32m x 3.63m)

Re-Fitted Kitchen Area Re-fitted kitchen area with wall and base units, quartz working surfaces with groove drainer, one and a half bowl 'Franke' stainless steel sink with mixer tap, part tiled walls, eye-level cupboards with underlighting, built-in fan assisted oven with four ring hob and Aga oven, space and plumbing for dishwasher, uPVC double glazed windows, ceiling fan, tiled flooring.

Dining Area Radiator, uPVC double glazed windows, underfloor heating, square archway through to:

Office/Utility Room 24' 0" x 6' 8" (7.32m x 2.03m) Range of eye-level cupboards, underfloor heating, wall-mounted 'Worcester' boiler, space and plumbing for washing machine and tumble dryer, working surfaces with storage cupboard under, eye-level storage cupboards, uPVC double glazed windows, tiled flooring, uPVC sliding patio doors leading to rear garden.

Music Room 17' 6" x 8' 6" (5.33m x 2.59m)

Bi-folding uPVC double glazed led light doors leading to front garden, concealed spot lighting, radiator, uPVC double glazed door to side access.

Stairs to:

First Floor Landing Access to loft space, shelved linen cupboard.

Bedroom One 15' 3" x 9' 11" (4.65m x 3.02m) Dual aspect uPVC double glazed windows, radiator, built-in wardrobe cupboard, concealed spot lighting, ceiling fan.

Bedroom Two 15' 2" x 11' 6" (4.62m x 3.51m) Dual aspect uPVC double glazed windows, radiator, ceiling fan, concealed spot lighting.

Bedroom Three 11' 3" x 8' 6" (3.43m x 2.59m) uPVC dual aspect double glazed windows, radiator.

Bedroom Four 11' 0" x 9' 0" (3.35m x 2.74m) Dual aspect double glazed windows, radiator, built-in wardrobe cupboards.

Re-Fitted Bathroom Suite Jacuzzi bath with folding glass and chrome screen with fitted independent shower unit, low level flush w.c., bidet, inset wash hand basin with toiletries cupboards under, chrome vertical radiator, heated chrome towel rail, uPVC double glazed windows, concealed spot lighting.

Outside

Front Garden Screened by stone walling and trellising, further brick walled section, extensive parking area for multiple vehicles, large lawned section to the front with raised flower beds, two outside electrical points, electric EV charge point, 'Swift' garden room (available by separate negotiation) with shower, toilet, kitchenette and bed/sitting area.

Side Section of Garden Further side section of concrete area with further parking leading to:

Detached Garage 20' 4" x 20' 2" (6.2m x 6.15m) Metal up and over door.

Rear Section of Garden Further hard-standing area leading to:

Detached Substantial Double Garage 22' 0" x 22' 0" (6.71m x 6.71m) Twin up and over doors.

EPC Rating: Band A.

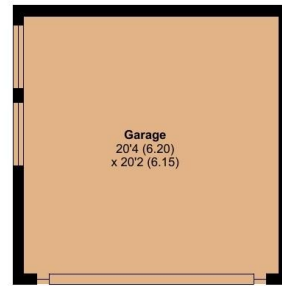




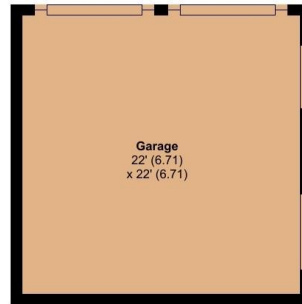
Monastery Lane, Storrington, Pulborough, RH20

Approximate Area = 1514 sq ft / 140.7 sq m
 Garage = 894 sq ft / 83 sq m
 Music Room = 149 sq ft / 13.8 sq m
 Total = 2557 sq ft / 237.5 sq m

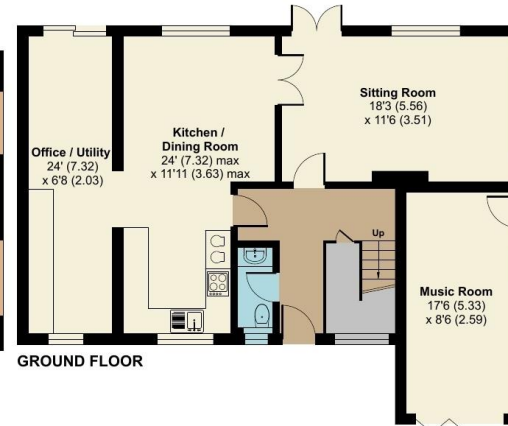
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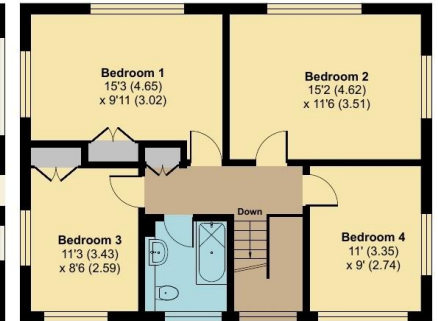
GARAGE 2



GARAGE 1



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2023. Produced for Fowlers Estate Agents. REF: 1050002



"We'll make you feel at home..."



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