





## 1 St Richards Drive, Aldwick

Extended four bedroom detached family house with garage and driveway.



- ▶ **Spacious Extended Family House**
- ▶ **Dining Room**
- ▶ **Four Bedrooms and Family Bathroom**
- ▶ **Cloakroom/WC**
- ▶ **Single Garage and Driveway**
- ▶ **'L' Shaped Sitting Room**
- ▶ **Impressive Kitchen/Breakfast/Family Room**
- ▶ **Separate Shower Room and WC**
- ▶ **Landscaped Garden**
- ▶ **NO FORWARD CHAIN**

This tastefully extended four bedroom detached family house has to be viewed to fully appreciate the generous accommodation it provides.

The property offers spacious modern living, which includes a large 'L' shaped sitting room with feature fireplace, and double doors leading through to the separate dining room, both reception rooms have full length windows overlooking the rear garden. The kitchen/breakfast room is fitted with a comprehensive range of 'Shaker' style floor and wall units, there is also a relaxing sitting area with views over the front garden. The hallway has a cloakroom and stairs to the first floor.

On the first floor, there are three double bedrooms and a generous single, which is currently used as a study. The principal bedroom is dual aspect with a dressing area and fitted wardrobes. The family bathroom has a coloured suite, separate WC and separate shower room.

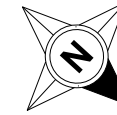
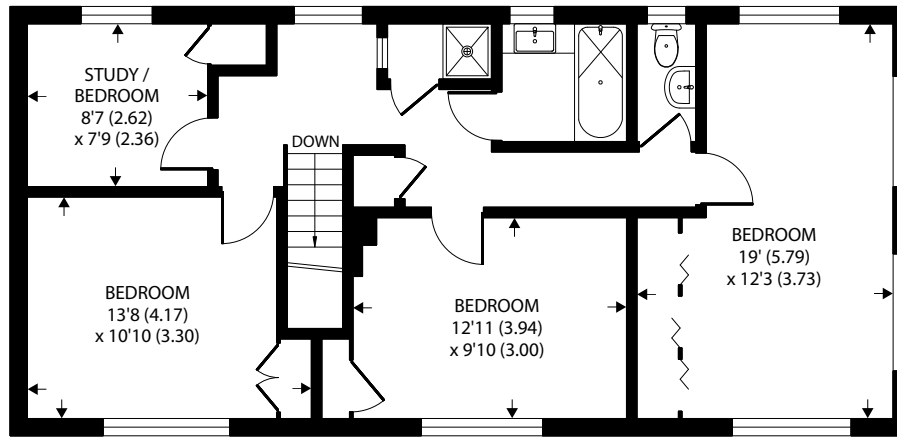
Outside, the property has mature gardens front and rear and a private drive extends to one side offering parking for several vehicles and leading to a single garage.

Council Tax Band: F

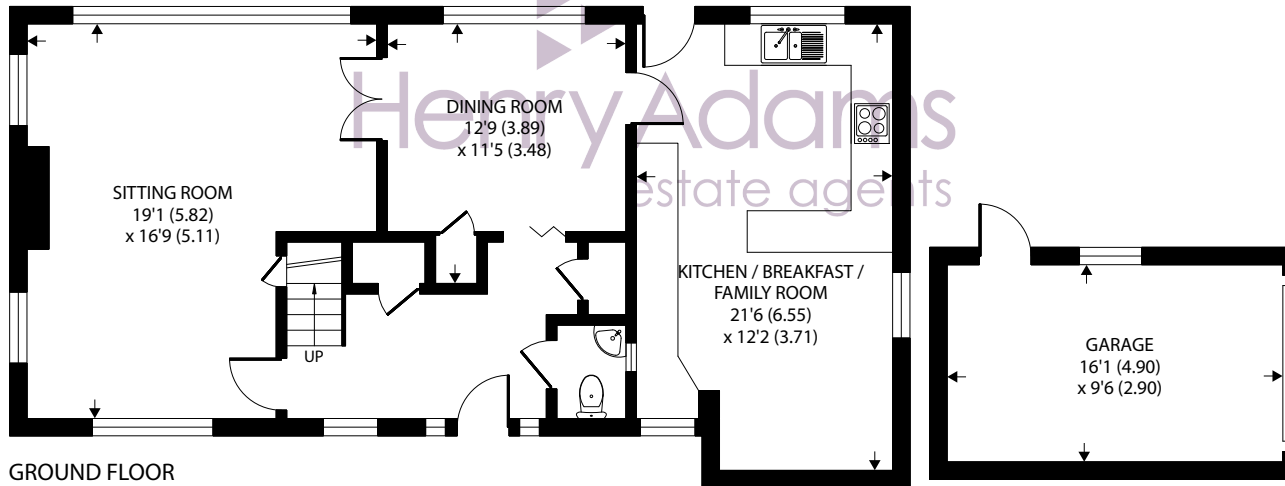








FIRST FLOOR



GROUND FLOOR

Approximate Area = 1605 sq ft / 149.1 sq m

Garage = 154 sq ft / 14.3 sq m

Total = 1759 sq ft / 163.4 sq m

For identification only - Not to scale



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.

## Location

The property is conveniently situated about quarter of a mile level walk from Rose Green village centre which offers a range of local facilities including a pharmacy, post office, library and convenience food store. Rose Green infant and Junior schools and doctors surgery are also in the local vicinity.

What3Words ///suppose.toned.novelists

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