





## 31 Forestside

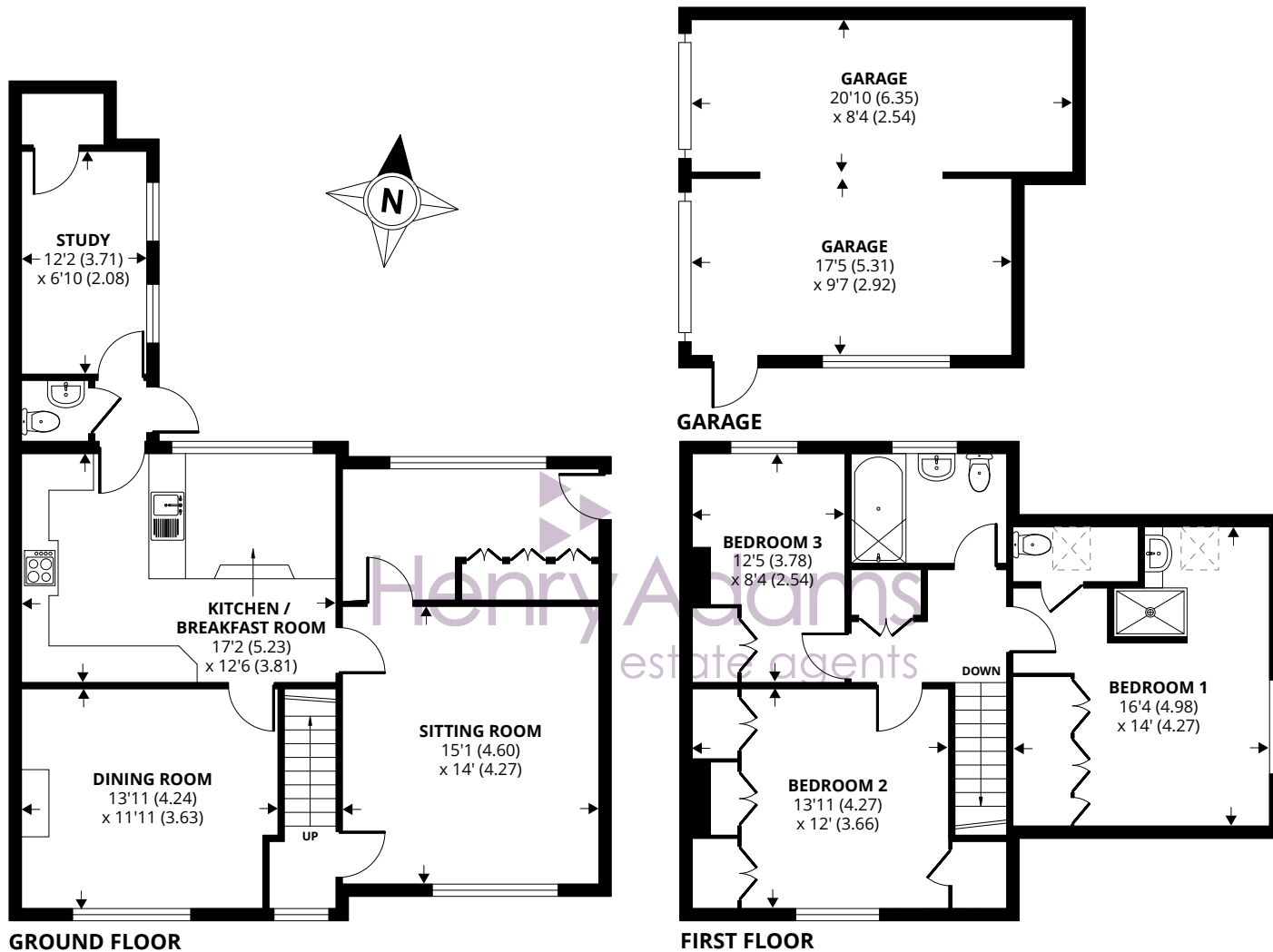


- ▶ **Three / Four Bedroom Semi Detached Located Situated in The Paddock Ideal For Equestrian Use**
- ▶ **Two Reception Rooms**
- ▶ **Double Garage Offering Annexe Potential**
- ▶ **Panoramic Views**
- ▶ **Situated On Approx. Just Over An Acre Plot**
- ▶ **Character Features**
- ▶ **Two Bathrooms**
- ▶ **Extensive Driveway Offering Ample Parking**

This charming three/four-bedroom semi-detached Cottage is conveniently located within the picturesque setting of the South Downs. Set on just over an acre plot, this home boasts a paddock, perfect for those with equestrian interests. The property exudes character features and offers two spacious reception rooms, ideal for entertaining. With two bathrooms and a double garage that presents annexe potential, this home has a flexible layout that caters to various lifestyle needs. The extensive driveway provides ample parking for multiple vehicles, while the panoramic views further enhance the appeal of this inviting residence.

Outside, the property features expansive front and rear gardens that merge seamlessly with the lush paddock, totalling just over an acre in size. The well-maintained garage and extensive driveway not only offer practical parking solutions but also add to the overall kerb appeal of the property. The combination of verdant landscapes, ample outdoor space, and potential for further development ensures that this home provides a unique opportunity for those seeking a tranquil retreat within a coveted location. Experience the beauty of the South Downs from the comfort of your own home, where serene surroundings and limitless possibilities await in this stunning countryside abode.





## 31 Forestside, Rowland's Castle

Approximate Area = 1538 sq ft / 142.8 sq m

Garage = 349 sq ft / 32.4 sq m

Total = 1887 sq ft / 172.2 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). © n|checom 2024. Produced for Henry Adams. REF: 1159257

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.



## Situation

Located in the rural hamlet of Forestside with far reaching views of the Southdowns National Park, the property is midway between West Marden and the pretty village of Rowlands Castle - a sought after village with good local shopping and a railway station on the London Waterloo/Portsmouth line.

16th July 2025



To arrange a viewing call **01243 377773** View details online at [henryadams.co.uk](http://henryadams.co.uk)