



Beeches Heather Way, Storrington - RH20 4DD

Guide Price **£975,000**

Beeches Heather Way Storrington

- A detached family home close to the village centre and amenities extending to over 2,600 sq ft including garage
- Dual aspect sitting room overlooking rear garden with open fire
- Kitchen with range of appliances, breakfast area and access to side of property
- Separate dining room and study
- Ground floor bedroom with fitted wardrobes and en-suite
- Three first floor double bedrooms and two bathrooms, one being en-suite
- Large light hallway and landing
- Driveway parking and detached double garage
- No forward chain

Located in the desirable Heather Way which is within easy reach of the centre of the village is this 4-bedroom detached home. Coming to the market for the first time since being built 35 years ago, the property extends to just over 2,600 sq ft including the detached double garage. The property would benefit from some internal modernisation offering you an ideal blank canvas to create your forever family home.

On entering the property there is a double height entrance hall making it a lovely light welcoming space. To the rear is the dual aspect sitting room, complete with a open fire and views of the rear garden. The large kitchen at the front of the home has ample space for breakfast table and chairs with integrated appliances and a range of high and low level cupboards. Additionally, the dining room and study provide ample space for both formal gatherings and peaceful solitude. A ground floor bedroom with fitted wardrobes and an en-suite bathroom offers versatile accommodation options there is also a separate ground floor cloakroom, while the first floor houses three generously sized double bedrooms and two bathrooms, including an en-suite for added convenience.

There is ample parking on the private driveway and a detached double garage and the property is being sold with the advantage of no forward chain. To the rear there is a large patio area and a variety of plants and shrubs in the garden which is west facing, the plot extends to almost half an acre and backs onto The Warren.



Towards the end of the private road Heather Way there is walkable access to the National Trust Sullington Warren ideal for walking your four legged friends in the lovely conservation area. The property is within half a mile of pavement walking to the village centre.

The property is being sold with the advantage of no forward chain

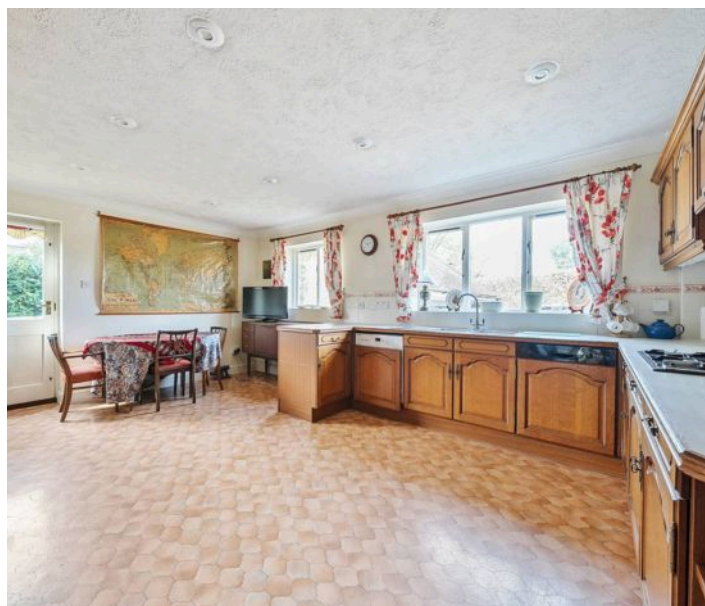
Location

Storrington village lies in the lea of the South Downs National Park and has an established range of shops including Waitrose, Costa and a number of independent shops and HSBC bank. There is a health centre and various sporting activities including football club, Pulborough Rugby Club, tennis club and not forgetting the South Downs for walking or cycling or the National Trust Sullington Warren or Sandgate Country Park. The towns of Horsham and Worthing are about 15 and 11 miles respectively with good access to the A24. The area around provides a wider range of sporting and recreational facilities with West Sussex Golf Club and other golf clubs further afield at Cowdray Park and Goodwood. Of special note is the RSPB nature reserve at Wiggonholt Brooks. The area also has bowls and cricket clubs. There is gliding at nearby Parham, theatres at Chichester, Horsham and Worthing and sailing centres all along the coast.

Council Tax band: G

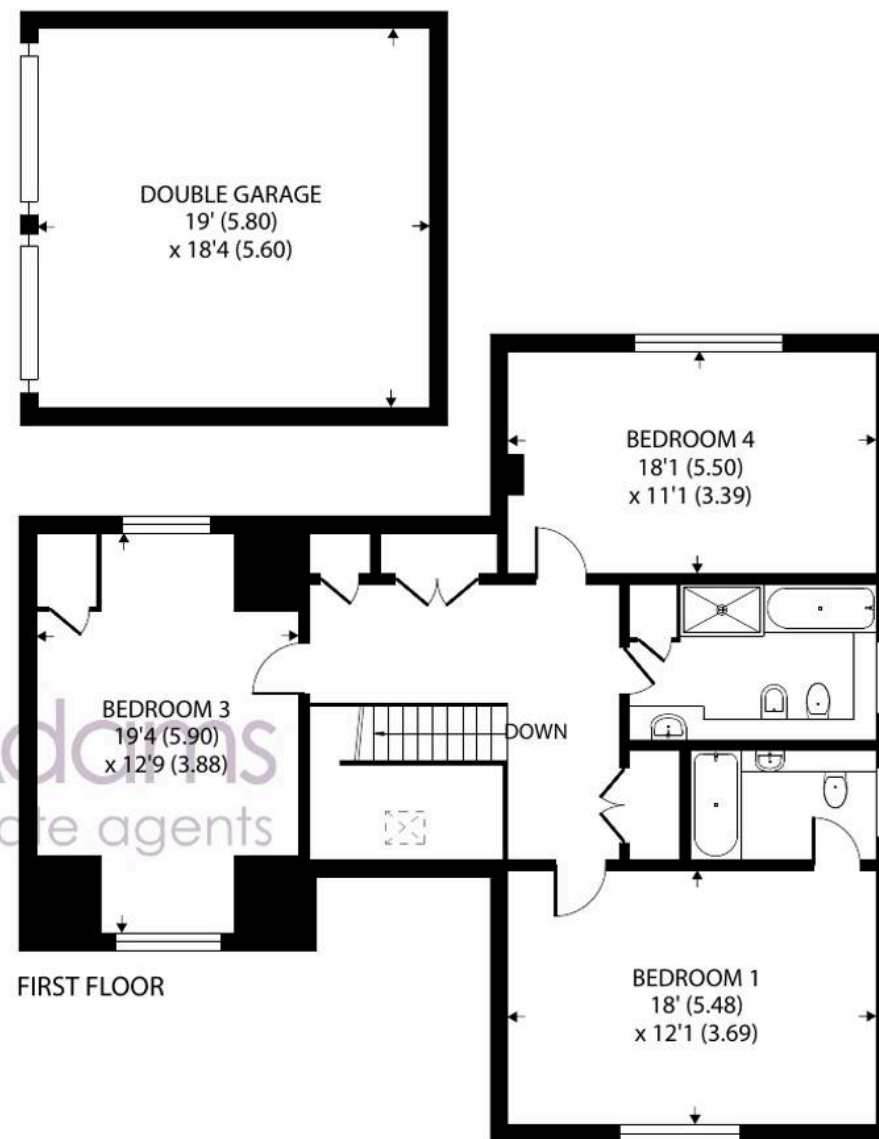
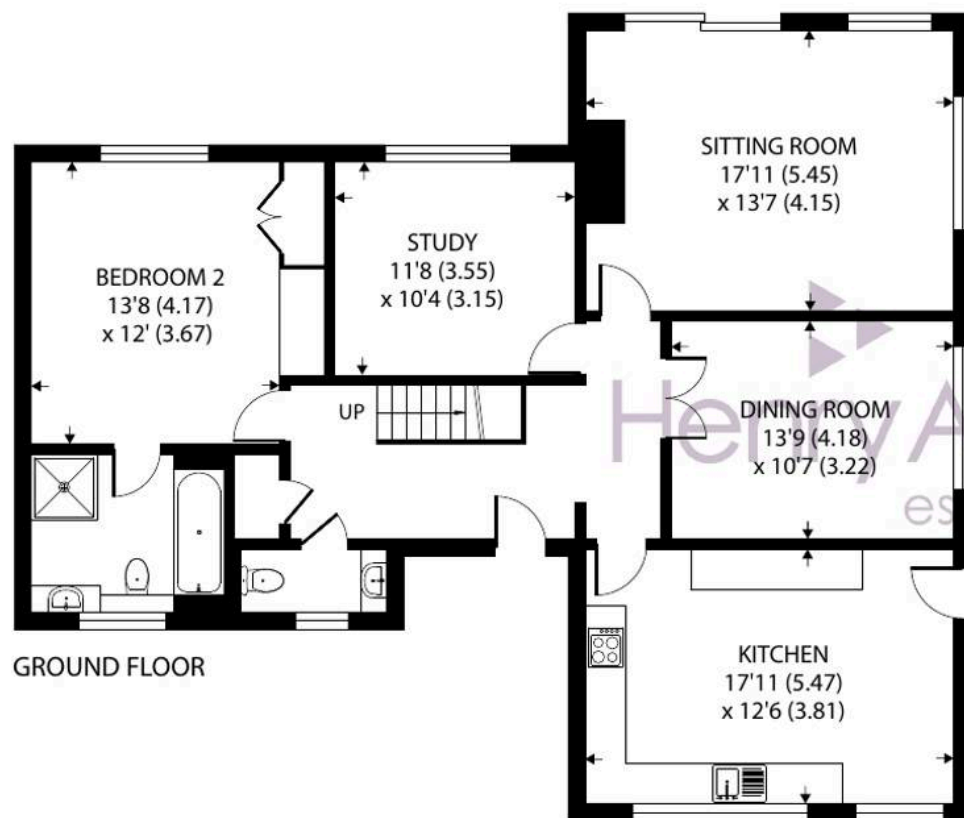
EPC: D

Tenure: Freehold









Approximate Area = 2262 sq ft / 210.1 sq m

Garage = 350 sq ft / 32.5 sq m

Total = 2612 sq ft / 242.6 sq m

For identification only - Not to scale







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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