



Rivendell, Avisford Park Road, Walberton. BN18 0AP

£650,000 Freehold



4 Bedrooms



2 Bathroom



3 Reception Rooms

Sw

Sims Williams

Key Features

- Detached Family House
- Dining Room With Fireplace
- Dual Aspect Sitting Room
- Kitchen/Breakfast Room
- Utility & Cloakroom
- 4 Good Size Bedrooms
- En Suite & Family Bathroom
- Beautiful Gardens
- Garage & Ample Parking

EPC Rating

Current = C

Potential = B

Council Tax Band

Band = F

Tenure - Freehold

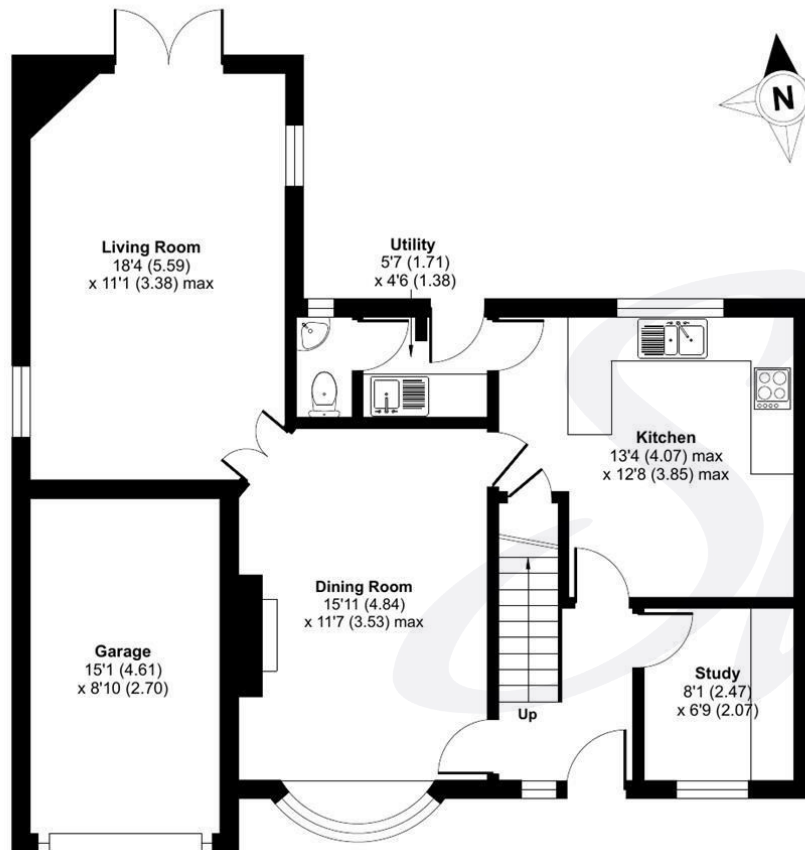


Approximate Area = 1255 sq ft / 116.5 sq m

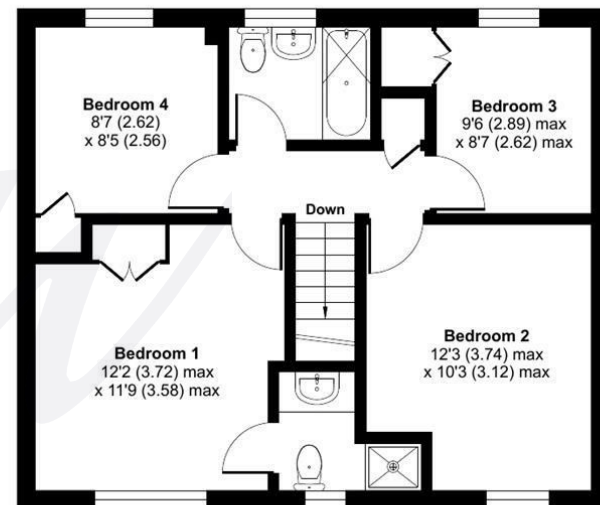
Garage = 130 sq ft / 12 sq m

Total = 1385 sq ft / 128.6 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Sims Williams. REF: 1240199





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Viewing Strictly by arrangement via the vendor's agent Sims Williams 01243 551368. These particulars are believed to be correct but their accuracy is not guarantee and they do not form part of any contract.