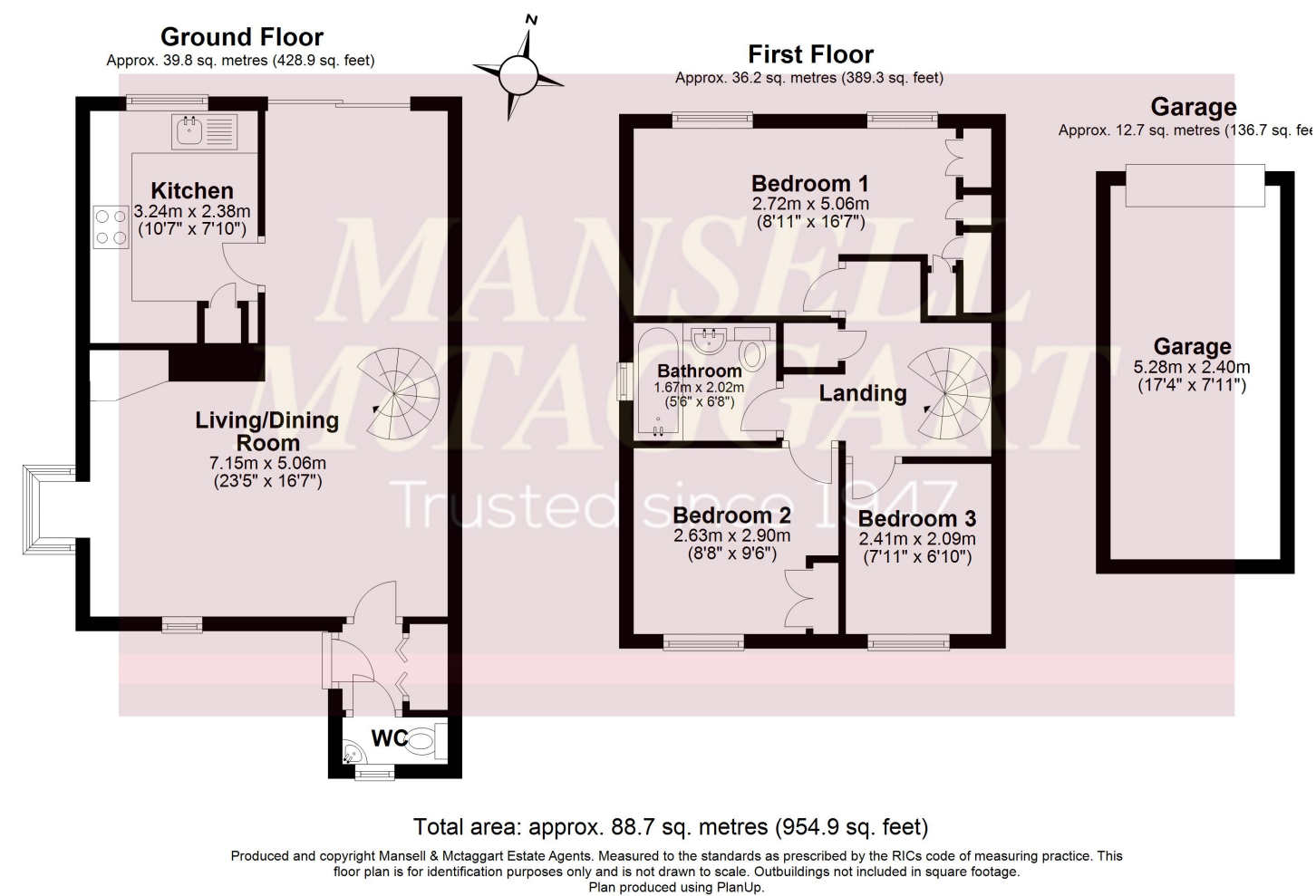


the floorplan...



Good size accommodation for a family within convenient access
to the local school and amenities

GUIDE PRICE £350,000
Freehold

1 Swan Close,
Storrington, West Sussex RH20 4DF



more details from...

call: Storrington: 01903 746000
email: storrington@mansellmctaggart.co.uk
web: www.mansellmctaggart.co.uk

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in brief...

- End of terrace family home
- Three bedrooms
- Large lounge dining room
- Kitchen and bathroom
- Close to the local amenities
- Garage with power and light
- Views over Storrington's cricket field
- NO ONWARD CHAIN
- EPC rating C



The property is situated on a popular residential road within the catchment of Storrington Primary School. Nearby is the Chanctonbury Leisure Centre and woodland walks.



in more detail...

A well presented 3 bedroom end of terrace home, conveniently located near the shops, schools, leisure centre and restaurants. With dog walks nearby as well.

ENTRANCE LOBBY - Entry area with double cloaks cupboard and WC.

DOWNSTAIRS CLOAKROOM: Off the entrance with WC and handwash basin.

LIVING ROOM - This light and airy space flows open plan to the dining room and kitchen with feature spiral staircase leading to the bedrooms on first floor.

A fabulous spiral staircase with bamboo effect wood railing leads to the first floor.

DINING ROOM- Plenty of space to entertain family and friends with double glass sliding doors leading to the courtyard garden.

KITCHEN –Fitted kitchen looking out on the garden, currently in good condition, while in future would benefit from modernisation. Appliances include integrated fridge freezer, Zanussi Induction hob and electric oven. Stainless steel sink with space under counter for a washing machine. Would also fit a slimline dishwasher.

BEDROOM ONE – Double bedroom with fitted wardrobes with a lovely view of the cricket green across the road. Ribbed glass window above door to allow more light in.

BEDROOM TWO – Double bedroom with wardrobe cupboards plus cable to hook up television. Ribbed glass window above door to allow more light in.

FAMILY BATHROOM - includes a mains-fed shower over the bath with a glass hinged door above, WC, handwash basin and marble-effect tiled walls and floor.

OUTSIDE- There is a lovely and private courtyard garden plus garage.

DETACHED GARAGE - Complete with light and power and up and over door. Scope to put a door through the brick rear wall of garage, accessed from the garden, to use as a workshop or home office.

Why move to the thriving village of Storrington?

LEISURE: Chanctonbury Leisure Centre, gliding at the South Down Gliding Club, walks, cycling running, and horse riding across the South Downs, golf at the well-known West Sussex Golf Course, Parham House and Gardens.

EDUCATION: Storrington Primary School, located just off the village centre has been awarded an Outstanding Ofsted Inspection Rating. Secondary education can be found at Steyning Grammars Rock Road Campus on the fringes of Storrington's village.

WORK: For the commuter, our nearest train station is at Pulborough, just 5 miles away, with services to Gatwick and London Victoria. A regular bus service gives access to Horsham, Worthing and other surrounding towns.

SHOPPING AND ENTERTAINMENT: The high street offers a variety of unique shops, pubs, restaurants and a Waitrose supermarket. There is also a leisure centre, doctors' surgery and library.

the location...

