

Price £525,000 Freehold

3x 1x 근 2x Rock Road, Washington, West Sussex, RH20



Accommodation

GROUND FLOOR

Hall

Kitchen/Breakfast Room: 14'4 x 11'0 (4.37m x 3.36m)

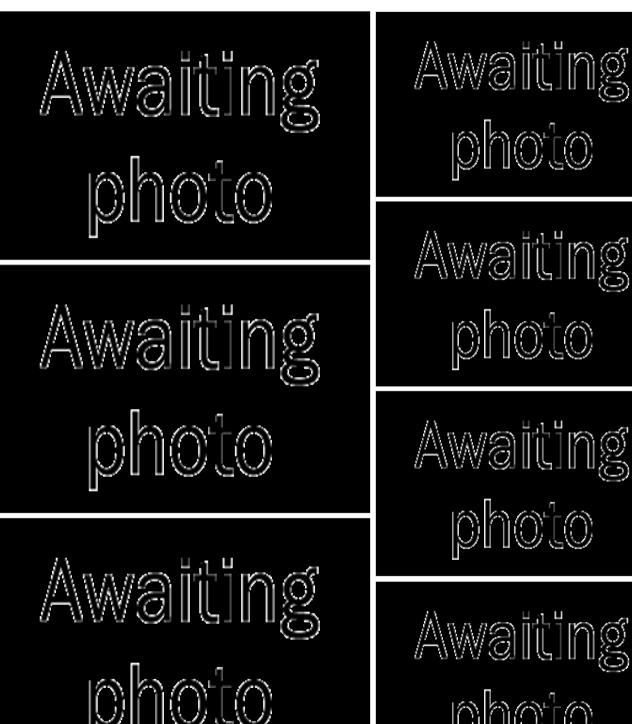
Lounge: 12'2 x 12'0 (3.71m x 3.66m) Snug: 10'8 x 9'6 (3.25m x 2.90m) Rear Porch: 8'2 x 4'1 (2.49m x 1.25m) Cloakroom

FIRST FLOOR

Landing Bedroom 1: 12'2 x 11'7 up to fitted wardrobes (3.71m x 3.53m) Bedroom 2: 11'2 x 10'0 (3.41m x 3.05m) Bedroom 3: 10'2 x 6'8 (3.10m x 2.03m) Bathroom

OUTSIDE

Driveway Front Garden Side garden Rear Garden Storage Room Out building



Awaiting

Main features

- Grade 2 listed detached cottage with plenty of character features
- Conveniently located near the A24
- Within walking distance of South Downs National **Trust Warren Hill**
- **Outbuildings and large plot**
- No onward chain

Nearest Schools

Primary Schools: Steyning Grammar lower school Rock Road site (years 7 & 8) and Thakeham Primary both 1.7 miles, Ashington C of E School 3.0 miles, St Mary's C of E Primary 1.2 miles



Transport Information

Train Stations: Pulborough 5.3 miles, Amberley 6.0 miles, Billingshurst 7.0 miles



Address

Rock Road, Washington, West Sussex, RH20

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Directions

For directions to this property please contact us.







Call Ashington Branch 01903 891444 **cubittandwest.co.uk**





Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
Appliances & services are untested, dimensions are approximate and floor plans are not to scale
Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59%
Less by purchasing a Lifetime Lease

