

# Forest Barn Mews, Castle Goring, BN13 3FD

Guide Price **£725,000**

Jacobs | Steel



**Property Type:** Semi Detached House

**Bedrooms:** 4

**Bathrooms:** 3

**Receptions:** 2

**Tenure:** Freehold

**Council Tax Band:** F

- Beautiful Semi-Rural Home
- Four/Five Bedrooms
- Two En-Suites/Bathroom & Cloakroom
- Open Plan Kitchen/Diner
- Triple Aspect Living Room
- Stunning Countryside Views
- Utility & Laundry Room
- Study
- Private Gated Development
- Car Barn, Workshop & Off Road Parking







Nestled within the picturesque South Downs National Park, set adjacent to the grounds of the historic Castle Goring Estate, this beautifully presented four/five bedroom semi-rural home offers an idyllic lifestyle with stunning countryside views and convenient access to local amenities. Situated within a private, secure gated development, Forest Barn Mews combines the tranquillity of nature with modern family living, making it a truly exceptional find.





**INTERNAL**

The heart of the home is the superb open-plan kitchen/dining room, an outstanding space created for modern family life and entertaining alike. Beautifully proportioned, it offers an excellent range of fitted units, generous work surfaces and ample space for both formal dining and relaxed everyday living. French doors open directly onto the garden, allowing the outside to become an extension of the living space while framing delightful views across the surrounding countryside.

The impressive triple-aspect living room is flooded with natural light throughout the day and enjoys spectacular panoramic views over the rolling landscape. Added benefit of a log burner for those cosy winter nights. This wonderfully spacious room provides the perfect setting for relaxing with family or entertaining guests, with its peaceful outlook creating an ever-changing backdrop through every season.

A separate study offers an ideal home office for today's flexible lifestyles, while equally lending itself to use as a fifth bedroom, snug or playroom, depending on individual requirements.

The ground floor also benefits from a generous double bedroom with a stylish en-suite shower room, making it ideal for guests, multi-generational living or those seeking ground-floor accommodation. A separate cloakroom/WC completes the ground floor.

Ascending to the first floor, an attractive galleried landing leads to three further beautifully proportioned bedrooms. One enjoys the luxury of an en-suite shower room, while the magnificent principal suite offers a peaceful sanctuary with fitted wardrobes and direct access to the family bathroom, creating a semi en-suite arrangement. From this room, the countryside views are simply breath-taking, providing a wonderful sense of peace and privacy.

**EXTERNAL**

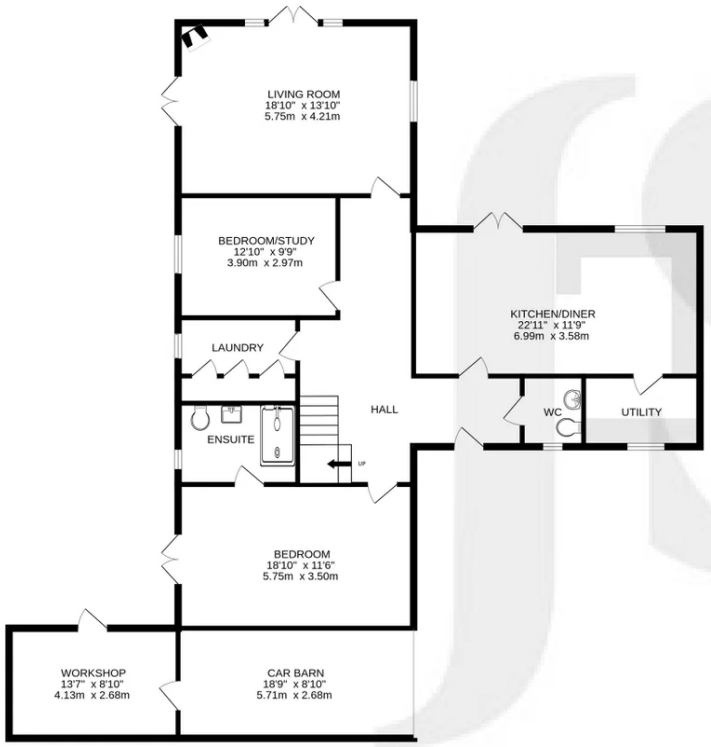
Approached through secure electric gates, Forest Barn Mews enjoys an exclusive setting within a small and highly desirable private development, offering both privacy and security.

Outside, the property continues to impress with well maintained gardens designed to make the most of its exceptional semi-rural surroundings. Predominantly laid to lawn and complemented by a generous patio terrace, the garden provides the perfect setting for outdoor dining, entertaining or simply relaxing whilst soaking up the magnificent countryside views stretching across the South Downs.

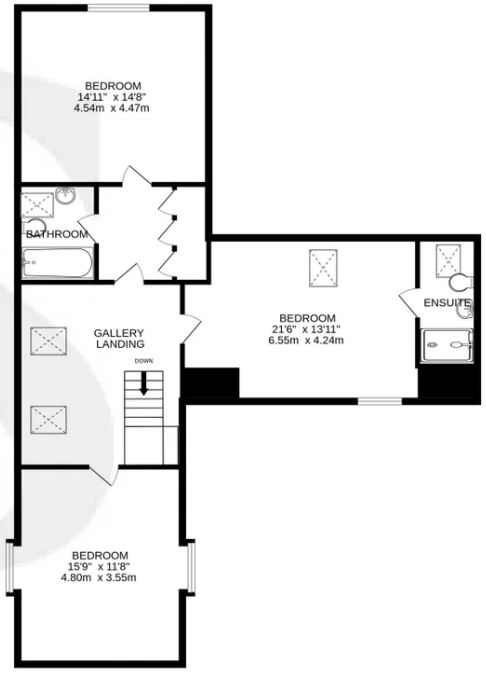
**SITUATED**

Located within the esteemed South Downs National Park, overlooking the historic walled gardens of Castle Goring, Forest Barn Mews offers the best of both worlds. Everyday conveniences are within easy reach, with shopping facilities in nearby Lower Salvington and Findon Valley. High Salvington provides a local shop, a friendly coffee shop, and 'The Refreshment Rooms' bar. Commuters will appreciate the excellent transport links, with the A27 and A24 easily accessible, alongside convenient nearby bus services. Families have access to a wide selection of local schools and colleges. For leisure enthusiasts, Worthing Golf Club is nearby, and the vibrant Worthing town centre and seafront, boasting an array of shops, restaurants, cinemas, theatres, and leisure facilities, is just 1.9 miles away, offering comprehensive amenities for all tastes.

GROUND FLOOR



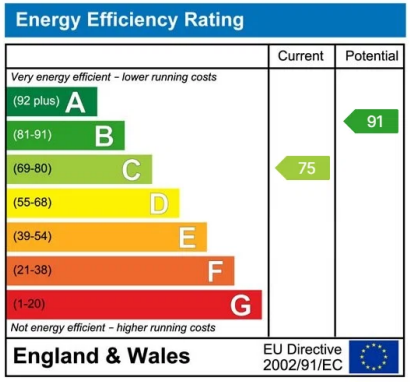

1ST FLOOR




Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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