

NEWBURGH HOUSE

SCHOOL LANE | ARUNDEL | BN18 9DR

Sims Williams

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SCHOOL LANE, ARUNDEL, BN18 9DR

GUIDE PRICE £715,000 FREEHOLD

- Grade II Listed Townhouse
- Spacious & Bright Accommodation
- Bespoke Stylish Kitchen
- Sitting/Dining Room with Log Burner
- Two Further Reception Rooms
- Three Generous Bedrooms
- Character Features Throughout
- Private Mature Garden
- Garage with Power







An exceptional opportunity to purchase this beautifully presented Grade II Listed townhouse, ideally situated in the heart of historic Arundel Old Town. The property offers spacious and versatile accommodation throughout, combining period charm with modern comfort. It further benefits from a private, mature garden and a garage.

On arrival, you are welcomed into a spacious sitting/dining room featuring a charming fireplace with log burner and elegant oak flooring, there are stairs leading down to the basement room. The stylish kitchen is fitted with bespoke units, a Range Cooker, Butlers sink and provides additional space for appliances. A side door gives convenient access to the garage.

The first floor offers a bright, dual-aspect reception room with double doors opening onto the garden, perfect for relaxing or entertaining. There are two double bedrooms on this level, along with a beautifully fitted bathroom complete with roll-top bath, wash basin, and WC. A separate shower room, both with underfloor heating.

On the second floor, there is a further double bedroom with fitted wardrobes, a study/bedroom 4, and a separate WC.

The private and mature garden is mainly laid to lawn, with well-stocked borders, and a brick-built store room. To the front, the property benefits from a garage with power.

AML & ID Compliance Checks
As part of our compliance requirements, all prospective purchasers are required to complete an electronic AML and identity check. A fee of £40 + VAT (£48 including VAT) per purchaser is payable for this service.

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Grade II Listed

Council Tax Band E

From the roundabout on the A27 and A284, continue into Arundel along Maltravers Street, taking the first available turning into School Lane. Newburgh House will be found at the far end on the left hand side.



APPROXIMATE GROSS INTERNAL AREA = 1433 SQ FT / 133.1 SQ M
BASEMENT = 280 SQ FT / 26.0 SQ M
GARAGE = 170 SQ FT / 15.8 SQ M
TOTAL = 1883 SQ FT / 174.9 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2025 ©
Produced for Sims Williams

Viewing strictly by arrangement via the vendor's Sole Agent Sims Williams.
These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract.
As the seller's agent we are not surveyors or conveyancing experts and as such we cannot and do not comment on the condition of the property or issues that may affect this property, unless we have been made aware of such matters. Interested parties should employ their own professionals to make such enquiries before making any transactional decisions.

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