

**OVER 60?**

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for up to **59% less!**



**Guide Price**

**£575,000**

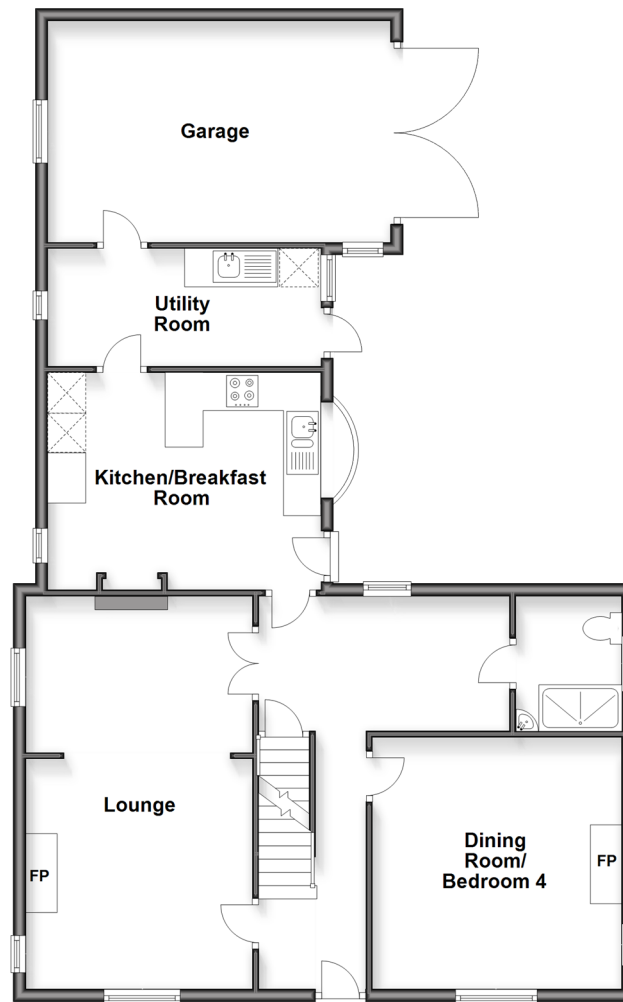
**Freehold**

4x  2x  1x 

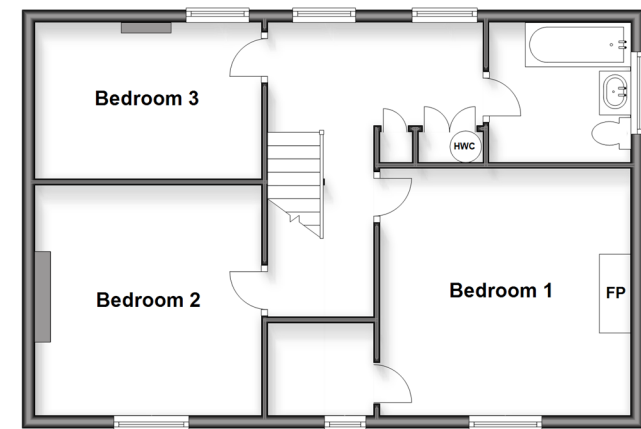
London Road, Ashington, West Sussex,  
RH20

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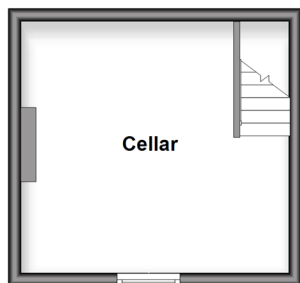
**Ground Floor**  
Approx. 102.8 sq. metres (1106.4 sq. feet)



**First Floor**  
Approx. 59.0 sq. metres (635.5 sq. feet)



**Basement**  
Approx. 17.0 sq. metres (182.9 sq. feet)



## Accommodation

### GROUND FLOOR

Entrance Hall

Wet Room

Dining Room/Bedroom 4: 12'9 x 12'9 (3.89m x 3.89m)

Lounge: 20'4 at widest point x 11'8 at widest point (6.20m x 3.56m)

Kitchen/Breakfast Room: 14'3 x 11'3 (4.35m x 3.43m)

Utility Room: 14'7 x 6'2 (4.45m x 1.88m)

### BASEMENT

Cellar: 14'10 at widest point x 11'5 at widest point (4.52m x 3.48m)

### FIRST FLOOR

Landing

Bathroom

Bedroom 1: 13'0 at widest point x 12'8 at widest point (3.97m x 3.86m)

Dressing area

Bedroom 2: 12'0 x 11'9 (3.66m x 3.58m)

Bedroom 3: 11'9 x 8'0 (3.58m x 2.44m)

### OUTSIDE

Garage: 17'8 x 11'6 (5.39m x 3.51m)

Shared Driveway

Front Garden

Side Garden

Rear Courtyard



## Main features

- Unique character home in the heart of the village with all amenities close by
- Feature fireplaces and high ceilings
- Delightful, enclosed well-stocked gardens to the front and side
- Dining room could be used as a 4th bedroom, next to shower room
- Generous garage plus driveway to the rear



### Nearest Schools

Primary Schools: Ashington C of E School 0.6 miles.

Secondary Schools: Steyning Grammar Lower School, Rock Road site 3.1 miles, Upper School, Shooting Field site 5.2 miles.



### Transport Information

Train Stations: Billingshurst 9.7 miles, Horsham 15.2 miles.



### Address

London Road, Ashington, West Sussex, RH20



### Directions

For directions to this property please contact us.



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■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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