



21 Hillside Road | Storrington | West Sussex | RH20 3LZ |

 **FOWLERS**  
ESTATE AGENTS



# 21 Hillside Road

Storrington | West Sussex | RH20 3LZ

£730,000

An immaculately presented three bedroom detached chalet home located within this highly regarded location within 3/4 of a mile of the village centre. The property has been subject to skilful extension and refurbishment to a high standard with accommodation comprising: sitting room with feature wood burner, superb open plan kitchen/dining room with a range of integrated appliances and bi-fold doors opening onto the sun terrace, ground floor bedroom, ground floor bathroom. Outside, there is extensive driveway parking leading to an attached single garage/workshop with utility area. The rear gardens are a feature of the property having been beautifully landscaped with a large raised terrace, offering a high degree of privacy. There is also a detached garden studio.

- Individual Chalet style Home
- Extending to 1825sqft
- Ground Floor Bedroom
- Garden Studio
- Highly regarded location
- Sitting Room with feature Woodburner
- Ground Floor Bathroom
- Attached Garage
- Skilfully extended and refurbished
- Superb open plan Kitchen/Dining Room
- First Floor Shower Room
- Driveway Parking
- Three double Bedrooms
- Range of integrated appliances
- Beautiful landscaped gardens & terrace
- Viewing recommended

**Entrance** Solid oak panelled front door to:

**Open Plan Entrance Hall** Understairs recess area, radiator.

**Sitting Room** 23' 0" x 13' 11" (7.01m x 4.24m) uPVC double glazed window bay overlooking front garden, radiator, feature cast iron wood burning stove with slate hearth.

**Superb Open Plan Kitchen/Dining Room**

**Kitchen Area** 14' 2" x 10' 0" (4.32m x 3.05m) Extensive range of built-in wall and base units with quartz working surfaces and groove drainer with one and half bowl stainless steel sink unit with mixer tap, integrated appliances comprising: built-in 'NEFF' fan assisted ovens, including grill and 'NEFF' microwave, 'Miele' fridge and 'NEFF' freezer, 'NEFF' dishwasher, 'NEFF' washing machine, large pull-out storage unit, cupboard housing 'Worcester' boiler, kick-space heaters, uPVC double glazed windows, oak style flooring, central island with overhead extractor, four ring induction hob with quartz working surfaces, uPVC side access door.

**Dining Area** 12' 1" x 11' 9" (3.68m x 3.58m) Radiator, bi-folding doors with delightful outlook over gardens, oak style flooring.

**Inner Hallway** Built-in utility cupboard, built-in airing cupboard, wall-mounted thermostat control.

**Ground Floor Bedroom** 11' 5" x 11' 5" (3.48m x 3.48m) Radiator, uPVC double glazed windows.

**Bathroom** Bath with hand held spray unit, monobloc taps, wall-mounted vanity wash hand basin with toiletries drawers under, push flow w.c., heated chrome towel rail, oak style flooring, extractor fan.

**Stairs to:**

**First Floor Landing** Cupboard housing pressurised cylinder, Velux window.

**First Floor Bedroom One** 21' 4" x 18' 9" (6.5m x 5.72m) Dual aspect double glazed dormer windows, radiators, walk-in wardrobe, and eaves storage cupboards.

**Bedroom Two** 21' 3" x 10' 7" (6.48m x 3.23m) Dual aspect, radiator, double glazed dormer windows.

**Shower Room** Large walk-in shower with glass and chrome screen and part tiled walls, central monobloc taps and overhead soaker, wall-mounted vanity wash hand basin with toiletries drawers under, push flow w.c., heated chrome towel rail, extractor fan, double glazed window.

**Outside**

**Front Garden** Mainly laid to lawn with stone paved pathways, Fir tree, screened by hedging, tarmac driveway parking for two/three vehicles leading to:

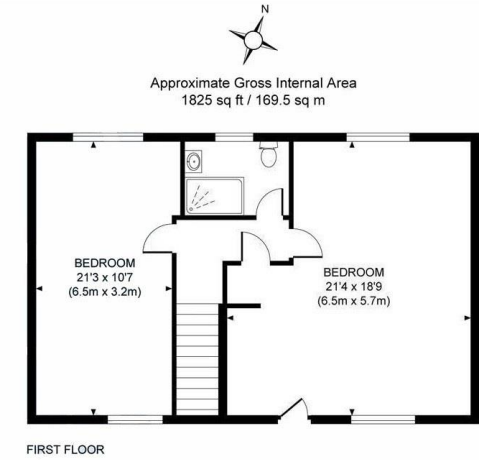
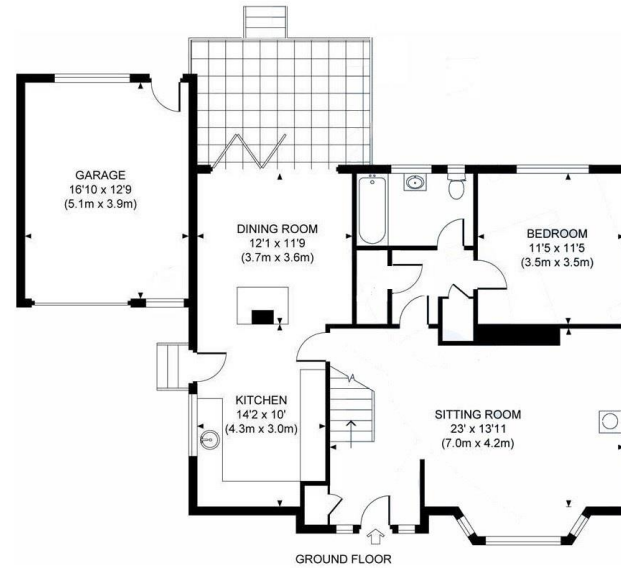
**Attached Garage** 16' 10" x 12' 9" (5.13m x 3.89m) Automatic metal up and over door, power and light, built-in shelving, overhead storage area, utility area with stainless steel single drainer sink with storage cupboards under, space and plumbing for tumble dryer.

**Rear Garden** Large raised enclosed stone terrace, steps leading down to lawned section of garden, screened by mature trees and shrubs, with flower and shrub borders, timber garden shed, side courtyard patio area with stone paving, detached **STUDIO** of timber and slate pitched roof construction, being fully insulated with double glazed windows and door with power, heating and light. Outside lighting and outside power supply.

**Directions** 'Never get lost again' - use the link below and enter the 3 words provided to find the exact location of the property: <https://what3words.com////napped.chats.cuddling>

**EPC Rating:** Band C.





Approximate Gross Internal Area  
1825 sq ft / 169.5 sq m



*"We'll make you feel at home..."*



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1. Fowlers wish to inform all prospective purchasers that these sales particulars do not form part of any contract and have been prepared in good faith to give a fair overall viewing of the property.
2. We have not undertaken a structural survey, nor tested that the services, appliances, equipment or facilities are in good working order.
3. Fowlers cannot verify that any necessary consents have been obtained for conversions, extensions and other alterations such as underpinning, garaging and conservatories etc.

Any reference to such alterations is not intended as a statement that any necessary planning or building consents have been obtained and if such details are fundamental to a purchase, then prospective buyers should contact this office for further information or make further enquiries on their own behalf.

4. Any area, boundary, distances or measurements referred to are given as a guide only and should not be relied upon. If such details are fundamental to a purchase, please contact this office for further information.

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