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Sales.







Ash Road,
Southwater, RH13 9EJ

Offers Over
£400,000

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Residential sales, lettings, land and new homes.

Ash Road,
Southwater, RH13 9EJ

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LOCATION

Ash Road is situated in the popular village of Southwater, offering an excellent balance of everyday convenience and access to the surrounding countryside. Local shops, amenities and schools are within easy reach, with Southwater Infant and Junior Academies both nearby. The Country Park provides lakeside walks, open green space, a café, play areas and access to the Downs Link, while Horsham town centre offers a much wider choice of shopping, restaurants and leisure facilities. Road connections via the A24 provide straightforward access towards Horsham, Worthing, Crawley and the wider West Sussex area.

PROPERTY

This extended three bedroom semi-detached home offers an impressive amount of living space, with a layout particularly well suited to modern family life.

The large main living room provides a comfortable separate reception space and is given real character by a log-burning stove, creating a warm focal point to the room. Plantation-style shutters and contemporary décor add to the welcoming feel.To the rear, the property has been extended to create a spacious open-plan kitchen, dining and family area. This sociable space provides plenty of room for a full dining table and additional seating, making it equally suited to everyday family life or entertaining. Double doors open directly onto the garden, creating an easy flow between the house and outside space.

Upstairs are three bedrooms, including two well-proportioned doubles and a versatile third bedroom that could equally work as a child's room or home office. The accommodation is completed by a modern family bathroom with bath and showerfacilities. The combination of a substantial living room, extended open-plan rear accommodation and three bedrooms makes this a particularly flexible home, while the additional garden building creates even more usable space away from the main house.

OUTSIDE & PARKING

The rear garden has been designed with entertaining and low-maintenance living in mind, with extensive paved seating areas providing plenty of room for outdoor furniture, dining and relaxing. Established planting, including striking tropical-style greenery, creates a distinctive backdrop and a good degree of screening. At the far end sits a substantial timber summer house with power, offering excellent additional space for entertaining, a gym, hobbies or a home office. To the front, a particularly generous driveway provides off-road parking for several vehicles, making the property especially practical for families or households with multiple cars.











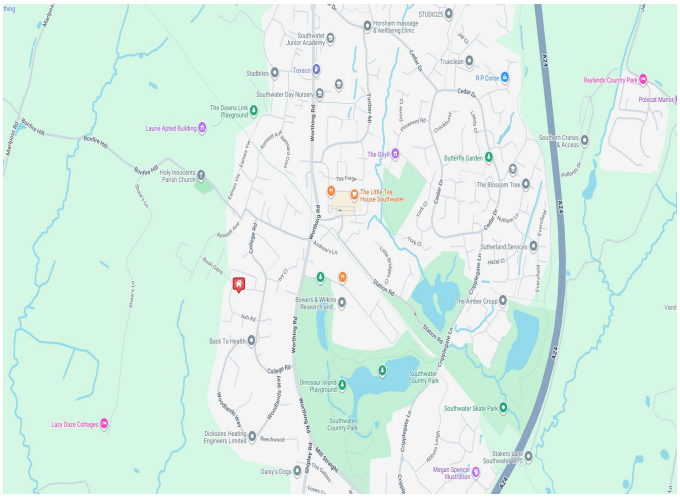




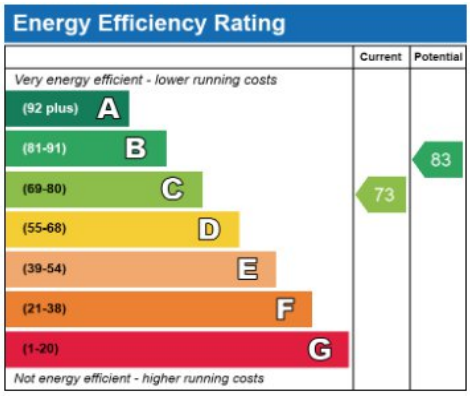
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Map Location



EPC Rating



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01403 272022
horshamsales@brocktaylor.co.uk

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