



## 107A High Street , Billingshurst, RH14 9ER £425,000

Parkside are delighted to offer for sale this well presented three bedroom semi-detached house, ideally situated within easy walking distance of the station and village centre. Offering spacious and versatile accommodation, the property is an excellent choice for families, first-time buyers or those looking to be conveniently located for local amenities and transport links.

The ground floor comprises a spacious entrance hall with cloakroom and stairs rising to the first floor. The light and airy triple-aspect living room enjoys plenty of natural light and features French doors opening directly onto the private, low-maintenance rear garden. The kitchen/breakfast room provides ample space for both cooking and dining, making it a practical and sociable heart of the home.

Upstairs, there is a generous master bedroom with fitted wardrobes and a modern en-suite shower room, along with two further well-proportioned double bedrooms and a large family bathroom fitted with a white suite.

Outside, the property benefits from a private, low-maintenance rear garden featuring a large patio area, ideal for outdoor entertaining and relaxation, together with a useful shed. A side gate provides access to two allocated parking spaces.

Further benefits include double glazing, gas central heating and an EPC rating of C.

Billingshurst is a popular West Sussex village offering an excellent balance of convenience and countryside. The village

- KITCHEN / BREAKFAST ROOM
- ALLOCATED PARKING FOR TWO CARS
- VILLAGE LOCATION
- WALKING DISTANCE FROM STATION
- CLOSE TO LOCAL SCHOOLS
- 3 BEDROOMS

### Viewing

Please contact our Parkside Office on 01403 288745 if you wish to arrange a viewing appointment for this property or require further information.



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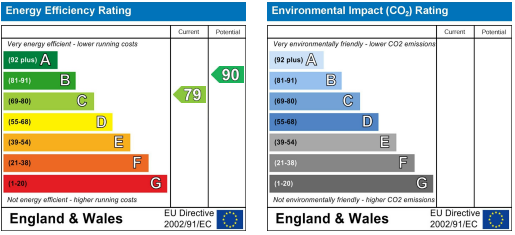
Floor Plan



Area Map



Energy Efficiency Graph



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