

OVER 60?

Secure this property
for up to **59% less!**



Guide Price
£500,000
Freehold

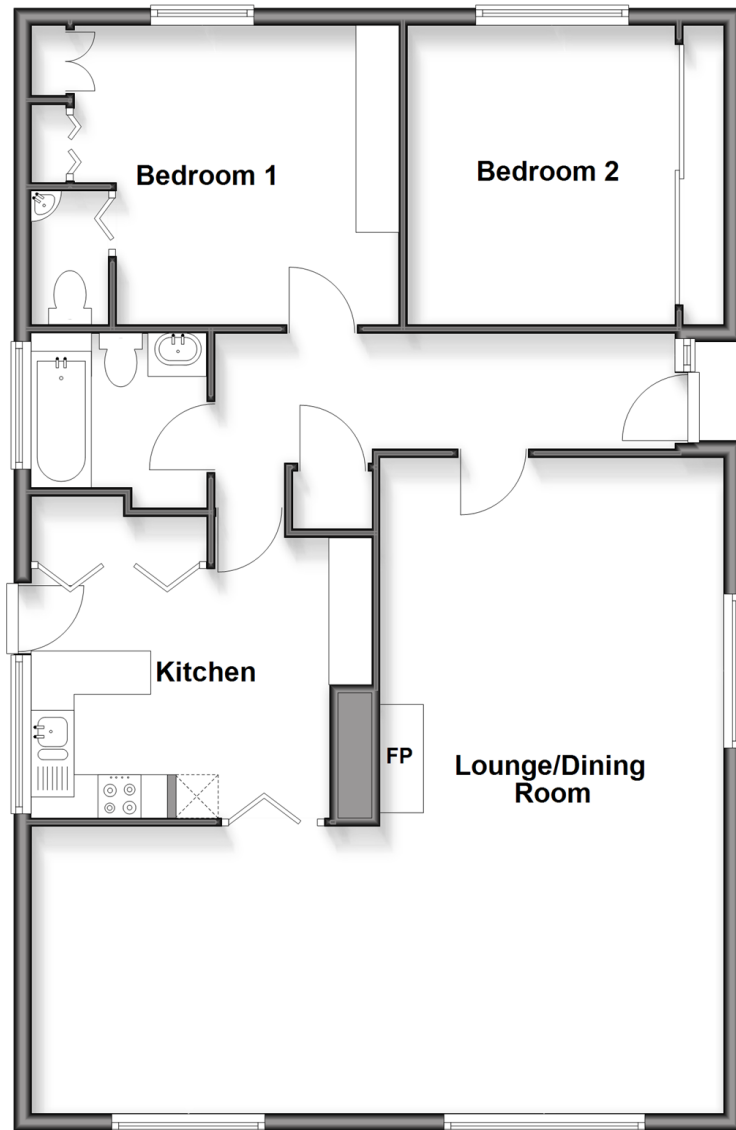
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Birch End, West Chiltington, Pulborough,
West Sussex, RH20

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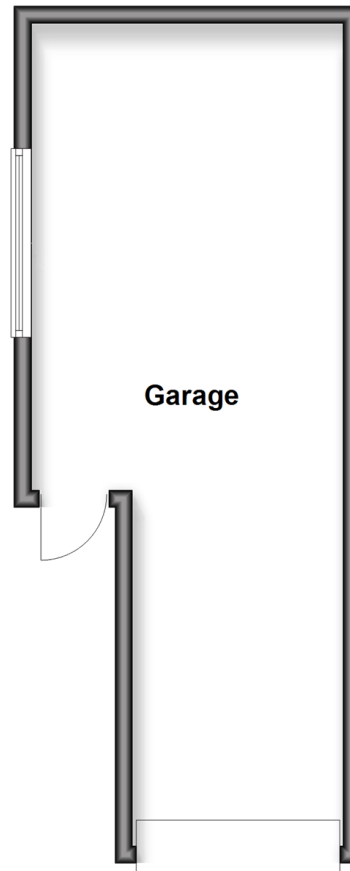
Ground Floor

Approx. 100.4 sq. metres (1080.3 sq. feet)



Outbuilding

Approx. 29.6 sq. metres (318.8 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall: 17'7 x 4'0 (5.36m x 1.22m)

Family Bathroom

Lounge/Dining Room: (L-shaped) 24'5 x 12'11 (7.45m x 3.94m) plus 13'7 x 10'11 (4.14m x 3.33m)

Kitchen : 13'7 x 10'8 (4.14m x 3.25m)

Bedroom 1 : 11'3 up to fitted wardrobes x 10'8 (3.43m x 3.25m)

En-Suite Cloakroom

Bedroom 2: 11'4 x 10'1 up to fitted wardrobes (3.46m x 3.08m)

OUTBUILDING

Garage

OUTSIDE

Driveway

Front Garden

Rear Garden



Main features

- Situated in a quiet and popular cul-de-sac
- A great village location, just a short distance from the local stores, post office and butchers
- Large rear decking area, perfect for entertaining with family and friends in those summer months
- The private rear garden is of a very generous size
- There is the potential to modernise the property, subject to the necessary planning permission
- No onward chain



Nearest Schools

Primary School: West Chiltington Community School 1.2 miles

Secondary School: The Weald School 4.8 miles



Transport Information

Train Stations:
Pulborough 2.6 miles
Billingshurst 4.7 miles



Address

Birch End, West Chiltington, Pulborough, West Sussex, RH20



Directions

For directions to this property please contact us.



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Call Pulborough Branch 01798 875151 ■ cubittandwest.co.uk



- The seller is a person connected with Cubitt & West as defined in the Estate Agents Act 1979
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease

■ If buying to rent, please check if Local Authority licensing schemes apply before proceeding



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