



110 Dean Way | Storrington | West Sussex | RH20 4QS





110 Dean Way

Storrington | West Sussex | RH20 4QS

£595,000

A well presented four bedroom family home situated within this quiet sought after development close to the village centre. Accommodation comprises: ground floor cloakroom, entrance hall, sitting room, open plan kitchen/dining room with French doors leading to garden, utility room, en-suite to main bedroom and a family bathroom. Outside, there is driveway parking leading to garage/store room. The rear garden offers a good deal of seclusion with a large paved terrace.

- Detached Family Home
- Four Bedrooms
- Popular Hormare development
- Close to the village centre
- Ground Floor Cloakroom
- Sitting Room
- Open plan Kitchen/Dining Room
- Utility Room
- uPVC Double Glazed Windows
- En-suite to Main Bedroom
- Family Bathroom
- Attractive Rear Garden
- Driveway Parking
- Garage/Store
- Extending to 1390 sqft
- Viewing recommended

Entrance Part double glazed front door to:

Entrance Hall Oak style flooring, understairs storage cupboard.

Ground Floor Cloakroom Pedestal wash hand basin, low level flush w.c., radiator, extractor fan.

Sitting Room 15' 4" x 10' 8" (4.67m x 3.25m) Feature coal effect fitted gas fire with marble style inset, marble hearth and carved wooden mantel over, radiator, double glazed leaded light windows.

Open Plan Kitchen/Dining Room 25' 11" x 10' 0" (7.9m x 3.05m)

Kitchen Area Stainless steel one and a half bowl single drainer sink unit with mixer tap, range of quartz style working surfaces with drawers and cupboards under, built-in fan assisted electric oven and separate grill, four ring inset gas hob with extractor over, range of eye-level cupboards with downlighting, peninsula fitted breakfast bar with under-seating area, integrated fridge/freezer and dishwasher, radiator, bay with French leaded light double glazed doors leading to terrace and gardens.

Dining Area Radiator, double glazed French doors leading to terrace.

Utility Room 9' 11" x 8' 8" (3.02m x 2.64m) Accessed via kitchen area, door leading to side access, wall-mounted 'Worcester' boiler, space and plumbing for washing machine and tumble dryer. (Previously rear section of garage).

Stairs to:

First Floor Landing Radiator, access to loft space, cupboard housing pressurised cylinder.

Bedroom One 13' 11 maximum" x 9' 11 maximum" (4.24m x 3.02m) Double glazed leaded light windows, radiator, built-in wardrobe cupboards, door to:

En-Suite Shower Room Walk-in double shower with fitted independent shower unit, radiator, double glazed window, low level flush w.c., pedestal wash hand basin, part tiled walls, shaver point, heated towel rail.

Bedroom Two 13' 7" x 9' 0" (4.14m x 2.74m) Radiator, leaded light double glazed windows.

Bedroom Three 9' 2" x 8' 0" (2.79m x 2.44m) Radiator, leaded light double glazed windows.

Bedroom Four 9' 3" x 8' 4" (2.82m x 2.54m) Radiator, leaded light double glazed windows.

Family Bathroom Panelled bath with fitted shower attachment, low level flush w.c., pedestal wash hand basin, walk-in enclosed shower with folding screen and fitted independent shower unit, radiator.

Outside

Front Garden Brick paved driveway with parking for two vehicles leading to:

Attached Single Garage 8' 8" x 6' 4" (2.64m x 1.93m) Up and over door.

Rear Garden Paved terraced area, shaped lawned areas, screened by fence panelling.

Maintenance Charge A maintenance charge of £460 per annum (covers roadways and green areas).

EPC Rating: Band C.





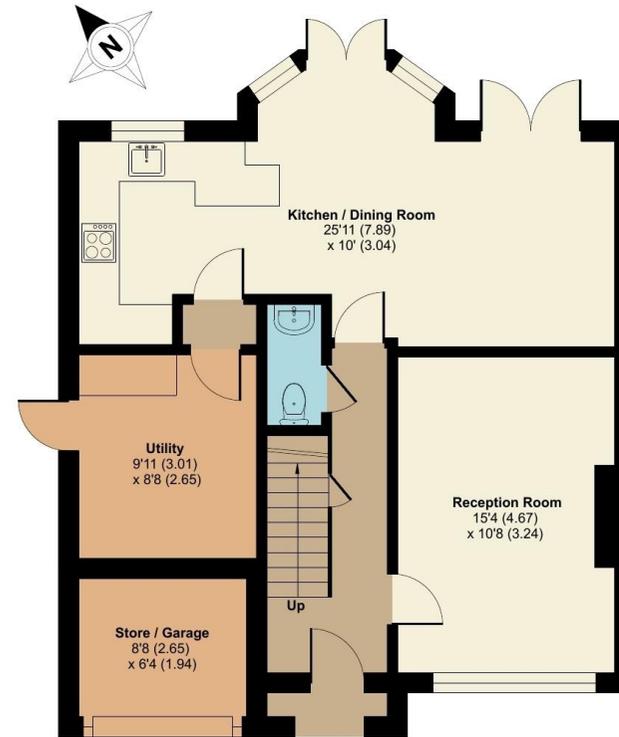
Dean Way, Storrington, Pulborough, RH20

Approximate Area = 1390 sq ft / 129.1 sq m

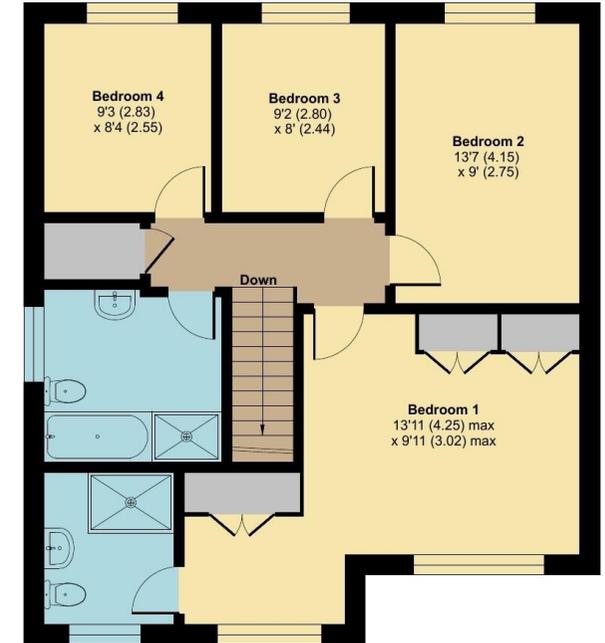
Garage = 55 sq ft / 5.1 sq m

Total = 1445 sq ft / 134.2 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © rnhcom 2026. Produced for Fowlers Estate Agents. REF: 1414819



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



Managing Director:
Marcel Hoad

Fowlers Greenfield House, The Square, Storrington, West Sussex, RH20 4DJ www.fowlersonline.co.uk storrington@fowlersonline.co.uk 01903 745844

Important Notice

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.

5. The photographs shown in these details show only certain aspects of the property at the time they were taken. Certain aspects therefore may have changed and it should not be assumed that the property remains precisely as displayed in the photographs.
6. Fowlers cannot verify whether the property and its grounds are subject to any restrictive covenants, rights of way, easements etc, and purchasers are advised to make further enquiries to satisfy themselves on these points.