



1 Castle Bungalows

Church Street | Storrington | West Sussex | RH20 4LB

A beautifully presented two/three bedroom detached cottage style property occupying this secluded located just off church street in the heart of the village centre. Internal accommodation comprises: sitting room with feature wood burner, kitchen/breakfast room, bedroom. Outside there is a small courtyard sitting area to the front together with section of allocated parking space to the property.

Entrance Stable door to:

Entrance Hall Understairs storage cupboard, further store cupboard.

Cloakroom WC, wash hand basin, tiled floor and splash back.

Sitting Room 13' 2" x 12' 1" (4.01m x 3.68m) Beautiful room with aspect to front, attractive open fireplace with wood burning stove, oak bresummer with brick surround and raised slate hearth, oak flooring.

Kitchen/Breakfast Room 12' 2 maximum" x 9' 0" (3.71m x 2.74m) Dual aspect and attractively fitted with a range of wood fronted units, laminated work surfaces, range of drawers and cupboards, built-in four ring gas hob and extractor over and oven under, fridge and freezer in built-in units, eye-level cupboards, tiled floor, space for table.

Dining Room/Bedroom Three 12' 1" x 10' 5" (3.68m x 3.18m) Attractive natural brick original fireplace with raised flaged hearth, dual aspect.

Stairs to:

First Floor Landing Cupboard housing 'Worcester' gas fired combination boiler for central heating and hot water.

Bedroom One 13' 4" x 7' 6" (4.06m x 2.29m) Twin Velux dormers, original fireplace breast feature.

Bedroom Two 10' 6" x 7' 7" (3.2m x 2.31m) Velux dormer, naturally exposed brick chimney breast feature.

Bathroom Bath, wash hand basin in vanity surround, w.c., tiled walls.

Outside

Small Courtyard/Sitting Area

Allocated Parking There is a section of allocated parking space to the property.

EPC Rating: Band E.



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APPROX. GROSS INTERNAL FLOOR AREA 878 SQ FT 81.6 SQ METRES

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.
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