



28 Downsview Avenue | Storrington | West Sussex | RH20 4PS





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'OFFERS OVER' £575,000

A well presented four bedroom family home occupying this quiet and sought after location within 1/4 mile of the village centre, with accommodation extending to 1438sqft and comprising: superb sized open plan sitting room/dining room, kitchen/breakfast room, ground floor shower room/wc and family bathroom. Outside, there is extensive driveway parking leading to an attached single garage with a generous sized rear garden with a large paved terrace.

- Detached Family Home
- ¼ Mile of the village centre
- Four Bedrooms
- Extending to 1438sqft
- Ground Floor Shower/WC
- Open Plan Sitting Room/Dining Room
- Kitchen/Breakfast Room
- Main Bedroom with Juliet Balcony
- Family Bathroom
- Double glazed windows
- Gas fired central heating
- Attractive secluded rear garden
- Attached single garage
- Driveway Parking
- Viewing recommended
- No forward chain

Entrance Double glazed leaded light front door to:

Entrance Hall Radiator, understairs cloaks cupboard and storage cupboard, door accessing garage.

Open Plan Sitting Room/Dining Room 26' 1" x 14' 9" maximum" (7.95m x 4.5m) Double glazed windows, radiator, feature coal effect fitted gas fire with marble insert and hearth with wooden mantel over, French doors leading to paved terrace and gardens.

Ground Floor Shower Room Walk-in double shower with sliding glass and chrome screen with fitted independent shower unit, push flow w.c., inset wash hand basin with toiletries cupboards under, mainly tiled walls, extractor fan, double glazed window, heated chrome towel rail.

Kitchen/Breakfast Room 13' 3" x 10' 8" (4.04m x 3.25m) Extensive range of wall and base units with integrated 'NEFF' fan assisted electric oven and separate grill, inset four ring electric hob with extractor over, inset one and a half bowl single drainer sink unit with range of roll topped working surfaces, integrated fridge and dishwasher, cupboard housing 'Potterton' boiler, double glazed windows with outlook over garden to the rear.

Stairs to:

First Floor Landing Access to loft space, shelved linen cupboard with insulated copper cylinder.

Bedroom One 16' 1" x 11' 3" (4.9m x 3.43m) Range of built-in floor to ceiling wardrobe cupboards and bedroom furniture, radiator, sliding double glazed windows with Juliet balcony.

Bedroom Two 14' 6" maximum" x 13' 0" (4.42m x 3.96m) Range of built-in wardrobe cupboards and bedroom furniture, radiator, double glazed windows.

Bedroom Three 12' 9" x 9' 6" (3.89m x 2.9m) Radiator, double glazed windows.

Bedroom Four 11' 3" maximum" x 9' 9" (3.43m x 2.97m) Radiator, double glazed windows, built-in wardrobe cupboards.

Family Bathroom Panelled bath with folding glass and chrome screen with fitted independent shower unit with separate shower attachment, low level push flow w.c., inset wash hand basin with toiletries cupboards under, fully tiled walls, double glazed window, extractor fan, concealed spot lighting, heated towel rail.

Outside

Front Garden Mainly laid to lawn, screened by hedging, tarmac driveway with parking for several vehicles, leading to:

Attached Single Garage 17' 4" x 8' 4" (5.28m x 2.54m) Power and light, double glazed door giving side access, housing gas meters, space and plumbing for washing machine (currently arranged as storage/utility room).

Rear Garden Large paved terraced area, shaped lawned with attractive flower and shrub borders, screened by hedging and fence panelling, timber garden shed, outside water tap, side accesses and summerhouse measuring 7'10 x 5'11.

EPC Rating: Band D.





Downsview Avenue, Storrington, Pulborough, RH20

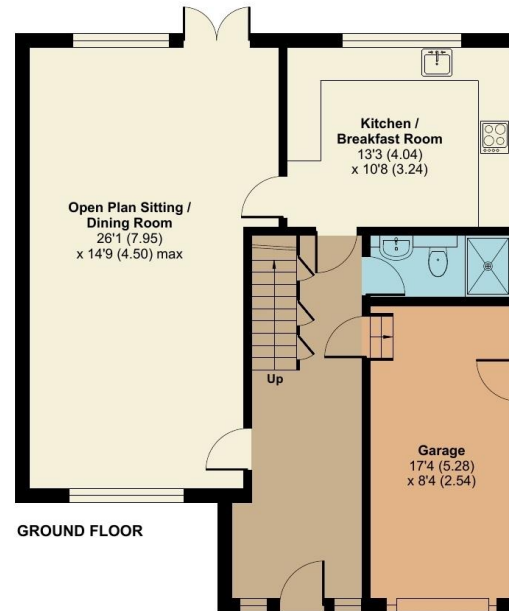
Approximate Area = 1438 sq ft / 133.5 sq m

Garage = 144 sq ft / 13.3 sq m

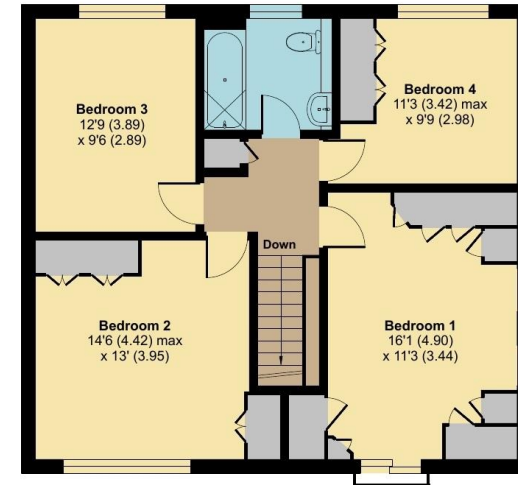
Outbuilding = 47 sq ft / 4.3 sq m

Total = 1629 sq ft / 151.1 sq m

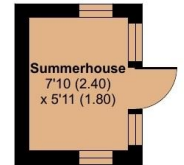
For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2025. Produced for Fowlers Estate Agents. REF: 1336142



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



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