



25, Carpenters | Billingshurst | West Sussex | RH14 9RA

 **FOWLERS**
ESTATE AGENTS



25, Carpenters

Billingshurst | West Sussex | RH14 9RA

£450,000

25 Carpenters is a three bedroom semi-detached house situated in the highly sought after location of Carpenters, recognised for its excellent access to the High Street, local schools, leisure centre with the railway station. The welcoming entrance porch leads through to a hall which gives access to a cloakroom and a lounge/diner which runs the full length of the house and has double glazed patio doors leading to the rear garden. The kitchen is extensively fitted with modern units and has a door leading to the side of the property. On the first floor the landing gives access to three bedrooms, two of which are doubles, there is also a family bathroom. To the front there is parking for several vehicles along with an EV charging point. The garden offers lovely views across the village and beyond. There are a couple of patio areas, an area of lawn, shrub and flower borders along with access to a large garden cabin.



Entrance Porch

Door to:

Hall

Staircase to first floor and doors off to the cloakroom and lounge/diner:

Lounge/Diner

Double aspect room with a picture window overlooking the front and to the rear are patio doors leading to the garden, there is a fitted cosy log burner, mantle and hearth, the dining area leads to:

Kitchen

The re-fitted kitchen is extensively fitted and comprises: worksurfaces, an inset one and a half ceramic sink with drainer, an array of fitted units and drawers, a four-ring gas hob with extractor above, fitted double oven, integrated dishwasher, space for a fridge/freezer and washing machine

Landing

With airing cupboard housing recently replaced combi boiler.

Main Bedroom

A double room featuring full width hanging and storage space, discreetly concealed behind elegant drapes.

Bedroom Two

A double room with fitted cupboard and window overlooking the rear of the property.

Bedroom Three

Good sized single room with recessed open wardrobe space and window overlooking the rear of the property.

Family Bathroom

A white suite comprising: panelled bath with shower over and glass shower screen, sink with vanity unit and w.c.

Garden Cabin

Situated at the side of the property, this large garden cabin with power and light could be used as a teenage den, office or relaxation space.

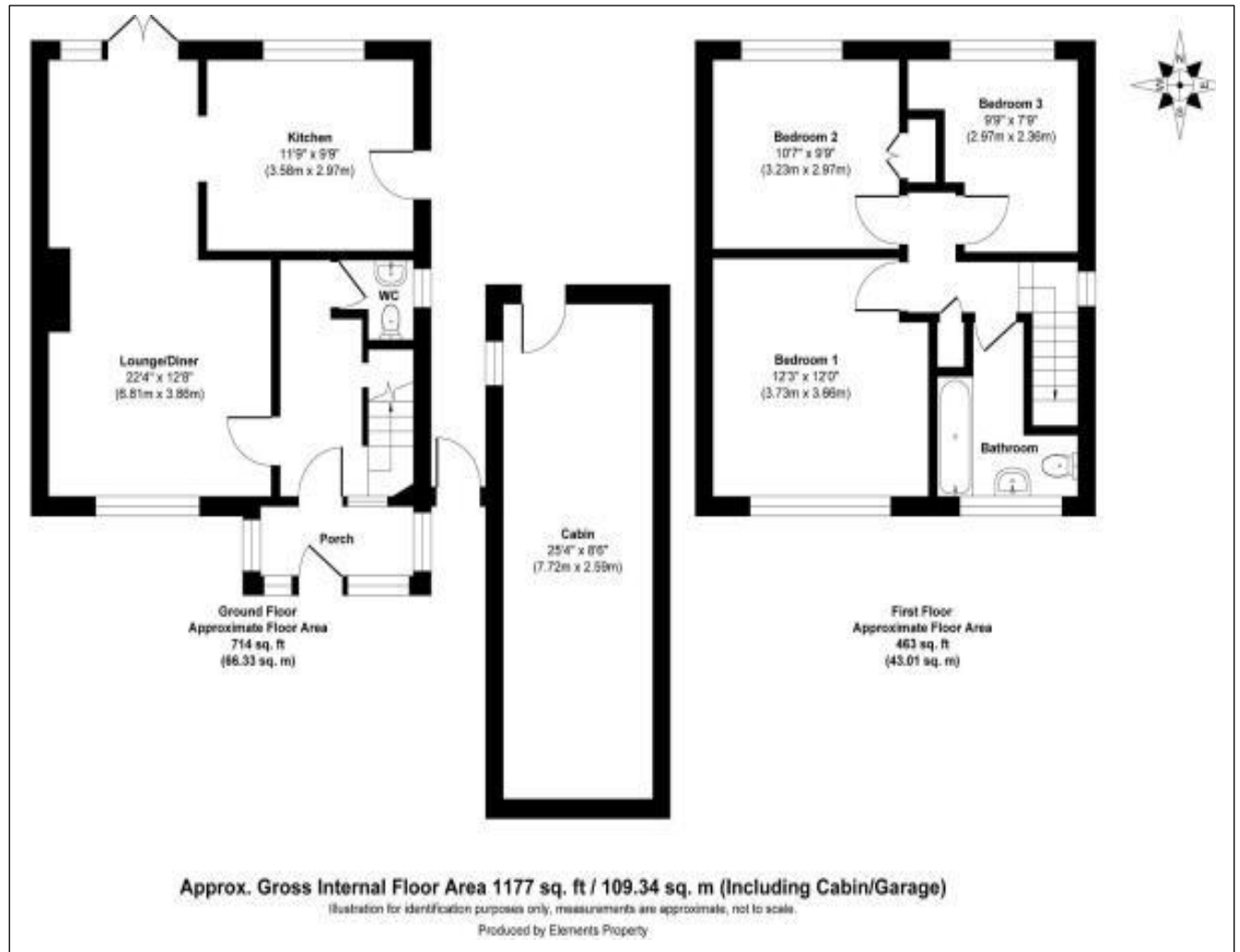
Front Garden

The front garden consists of a path leading to the front of the property with an area of lawn and well stocked flower and shrub borders. There is ample parking space and an EV charger.

Rear Garden

The rear garden has patio areas and a lawn and can be accessed from the kitchen and dining room. There is side access to the front of the property and access to the garden cabin.

EPC RATING= TBC
COUNCIL TAX= D



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Managing Director:
Marcel Hoad



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