



London Road, Ashington, RH20 3JR

Asking Price £875,000

A beautifully presented, extended detached bungalow, ideally situated in a quiet, secluded location behind an electric privacy gate. The property is conveniently located with village shops, restaurants, bus routes, parks, and easy access to the A24 all nearby. Inside, the spacious and versatile accommodation includes an entrance hallway, a generous living/reception room with a feature fireplace, and a modern kitchen/breakfast room. A side reception room with two roof lanterns brings an abundance of natural light, while the formal dining room provides an ideal space for entertaining. There are four/five large double bedrooms, two of which have en-suite bathrooms, plus a family bathroom.

The wrap-around gardens offer a variety of outdoor spaces, including a patio area perfect for entertaining, a pool area (which may require attention), and beautifully landscaped lawns with flower and shrub borders. Additional highlights include a driveway with off-road parking for several vehicles, a double garage, and ample storage throughout the property.

With versatile living spaces, a peaceful location, and great potential, this bungalow is an exceptional family home.



D

Council Tax Band: F

- Beautifully presented, extended detached bungalow
- Spacious living/reception room with feature fireplace
- Modern kitchen/breakfast room with integrated appliances
- Four/five double bedrooms, two with en-suite bathrooms
- Being sold with no onward chain
- Quiet, secluded location behind electric privacy gate
- Over 3000 square foot of accommodation
- Side reception room with two roof lanterns for natural light
- Wrap-around garden with lawned areas and flower borders
- Convenient access to village shops, restaurants, and bus routes



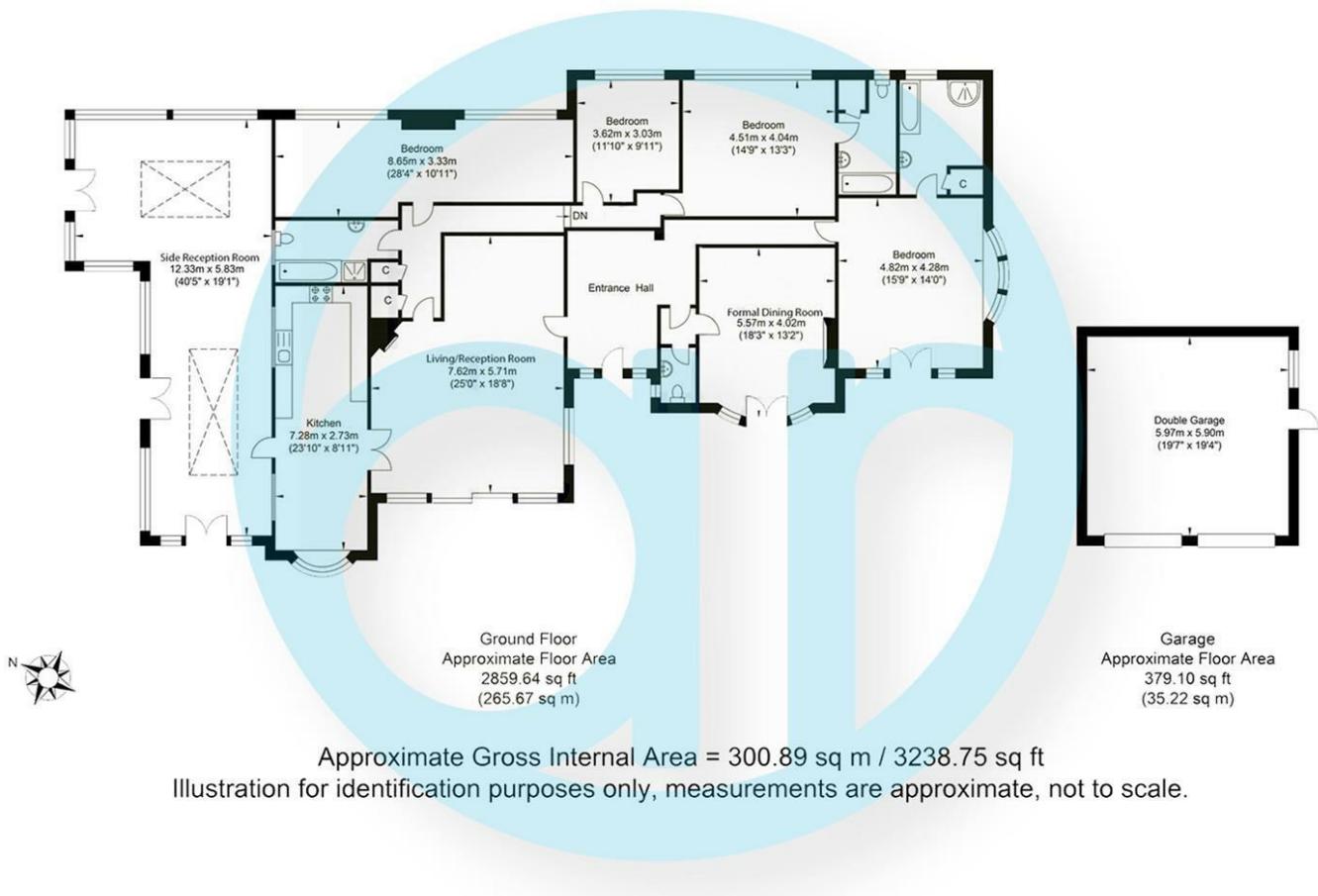
Nestled in the heart of West Sussex, Ashington offers a tranquil village setting with picturesque views of the surrounding countryside. This charming village benefits from excellent transport links, including easy access to the A24 and Pulborough train station, connecting residents to London and the coast. With a range of local amenities, including a well-regarded primary school, village hall, and nearby shops, Ashington is perfect for those seeking a peaceful lifestyle with convenient connections. The scenic South Downs National Park is also within easy reach, offering opportunities for outdoor activities and exploration.



EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		88
(81-91)	B		
(69-80)	C		
(55-68)	D	62	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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