



The Heights | Findon Valley | BN14 0AJ  
Guide Price **£625,000**



We would love to offer this spacious detached bungalow in The Heights with three double bedrooms, the property also benefits good sized lounge, dining room, kitchen, utility room, bathroom and separate wc. Double garage, off road parking for several vehicles and being sold chain free.



Property details: The Heights | Findon Valley

## Key Features

- Detached Bungalow
- Three Double Bedrooms
- Good Sized Lounge
- Separate Dining Room
- Kitchen & Utility Room
- Integral Double Garage
- Off Road Parking
- Spacious Property
- Chain Free
- Favoured East Side of Findon Valley



**3 Bedrooms**



**2 Bathrooms**



**2 Reception Rooms**

### INTERNAL

Porch into the spacious entrance hall and leading to all principal rooms. Spacious lounge at the rear of the property overlooks the gardens from the dual aspect and adjacent is the separate dining room with sliding doors leading outside. The fitted kitchen has ample base and wall units with worktop over, fitted appliances and has the added benefit of the large utility room offering further storage options, this room gives access outside and to the integral double garage. Three double bedrooms with the main room having an en-suite bathroom. Bathroom between the other two bedrooms and a separate wc.

### EXTERNAL

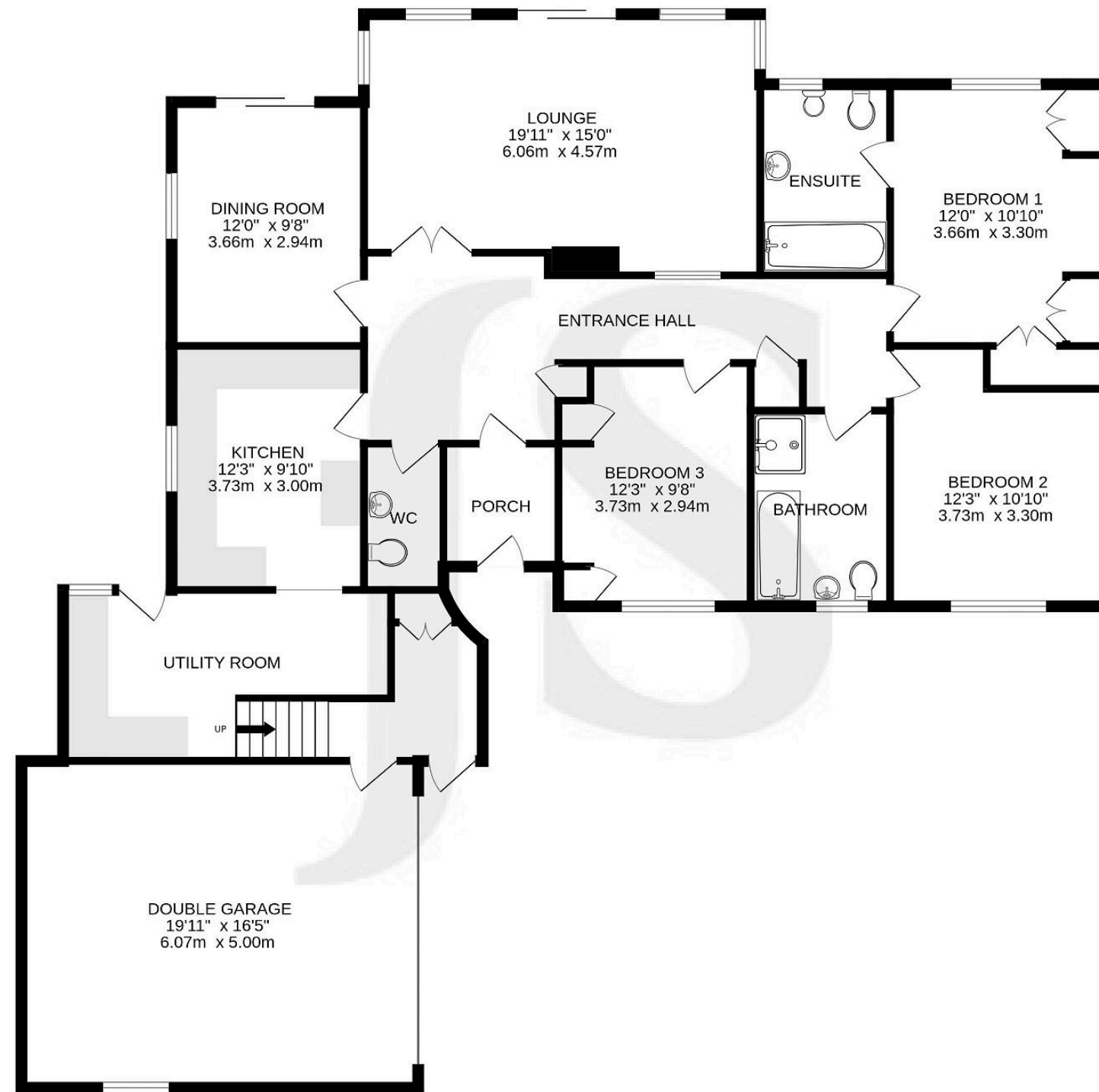
Hard standing for off road parking at the front and leading to the double garage. The rear garden is a good size and mainly laid to lawn with trees, shrubs and flowers borders, also a patio area which is perfect for entertaining.

### SITUATED

The Heights is situated in this quiet, much sought after location and on a sizeable and private plot to the east side of Findon Valley, nestled at the foot of the South Downs, and close to Cissbury Ring with delightful walks and views across the countryside. The property is ideally located in close proximity to shops, restaurants and pubs in Findon Valley and Village. Access to the A24 (routes to London) and A27 (routes to Chichester and Brighton) are close by. Worthing town centre, seafront and railway station are approximately 2 ½ miles away.



## GROUND FLOOR



## Property Details:

Floor area as quoted by EPC: TBC

Tenure: Freehold

Council tax band: F

Whilst we endeavour to make our property particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishings, gas fires, electrical goods/fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.