



OVER 60?

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for up to **59% less!**

Price

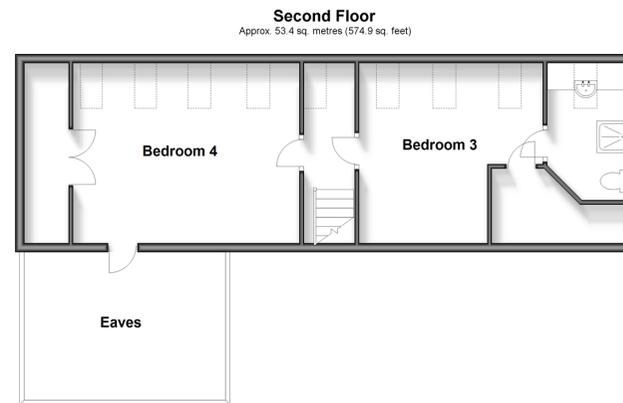
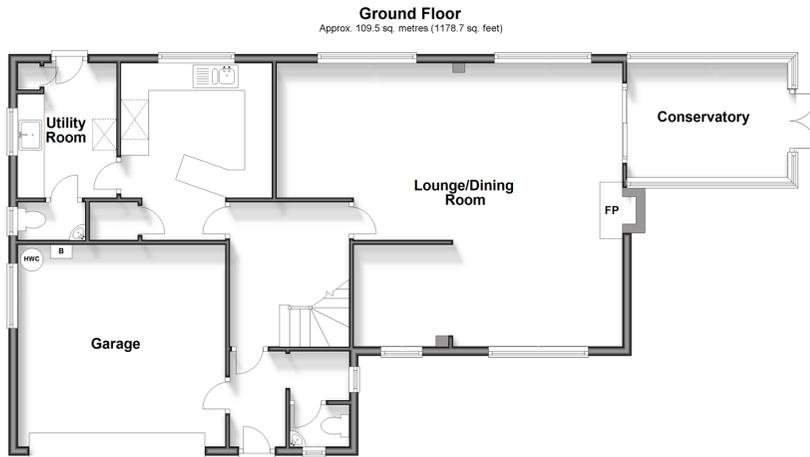
£750,000

Freehold

6x  4x  1x 

**Mill Lane, Ashington,
West Sussex, RH20**

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Accommodation

GROUND FLOOR

Hall
Cloakroom
Inner Hall: 10'5 x 8'7 (3.18m x 2.62m)
Kitchen/Breakfast Room: 12'9 x 10'9 (3.89m x 3.28m)
Utility: 9'7 x 6'9 (2.92m x 2.06m)
Cloakroom
Lounge/Dining Room: 25'2 x 20'6 (7.68m x 6.25m)
Conservatory: 11'4 x 8'2 (3.46m x 2.49m)

FIRST FLOOR

Landing
Bathroom
Bedroom 1: 16'4 x 14'4 (4.98m x 4.37m)
Walk in Wardrobe: 7'2 x 5'8 (2.19m x 1.73m)
Walk in Wardrobe: 7'2 x 5'11 (2.19m x 1.80m)
En-suite Shower
Bedroom 2: 12'7 up to fitted wardrobes x 9'8 (3.84m x 2.95m)
En-suite Shower
Bedroom 5: 9'9 x 8'8 (2.97m x 2.64m)
Bedroom 6: 9'9 x 8'2 (2.97m x 2.49m)

SECOND FLOOR

Bedroom 3: 13'4 up to eaves x 12'6 up to fitted wardrobes (4.07m x 3.81m)
En-suite Shower Room
Bedroom 4: 16'5 up to fitted wardrobes x 12'5 (5.01m x 3.79m)

OUTSIDE

Front Garden
Driveway
Double Garage: 14'8 x 14'4 (4.47m x 4.37m)
Rear Garden
Side Garden



Main features

- Substantial detached home in the heart of this award winning village. Over 2575 sq. ft.
- Delightful gardens with sunny aspect and delightful feature of a stream behind
- Refitted kitchen/breakfast room, bathroom and 3 en suites
- Double garage
- No Chain



Nearest Schools

Primary School: Ashington C of E School Primary School 0.5 miles
Secondary School: Steyning Grammar School; Lower School, Rock Road site 2.8 miles, Upper School, Shooting Field site 5.1 miles



Transport Information

Train Stations: Pulborough 5.6 miles, Billingshurst 6.4 miles, Amberley 6.8 miles



Address

Mill Lane, Ashington, West Sussex, RH20



Directions

For directions to this property please contact us.



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Call Ashington Branch 01903 891444 ■ [cubittandwest.co.uk](https://www.cubittandwest.co.uk)



- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



EPC RATING
CURRENT: **D(67)** POTENTIAL: **C(74)**

23603480/20240325/CR/HM1