



**Price**  
**£600,000**

**Freehold**

3x  2x  2x 

**De Braose Way,  
Bramber, Steyning,  
West Sussex, BN44**

**OVER 60?**

Secure this property  
for up to **59% less!**

**cubitt & west**  
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## Ground Floor

Approx. 130.5 sq. metres (1405.0 sq. feet)



## Accommodation

### GROUND FLOOR

Hall

Bathroom

Kitchen: 14'4 x 7'7 (4.37m x 2.31m)

Dining Room: 10'9 x 10'6 (3.28m x 3.20m)

Lounge: 17'9 x 14'3 (5.41m x 4.35m)

Bedroom 1: 13'4 x 11'8 up to fitted wardrobes (4.07m x 3.56m)

En suite Shower Room

Bedroom 2: 13'0 x 10'6 (3.97m x 3.20m)

Bedroom 3: 12'0 x 8'2 (3.66m x 2.49m)

OUTSIDE

Driveway

Garage: 19'3 x 8'6 (5.87m x 2.59m)

Carport

Front Garden

Rear Garden



## Main features

- Very well presented detached bungalow in sought after location
- 3 double bedrooms, one with refitted en-suite shower room
- Garage, car port and driveway
- Secluded sunny aspect rear garden
- No onward chain



## Nearest Schools

Primary Schools: Steyning CofE School 1.3 miles, Upper Beeding Primary 1.3 miles, Ashurst CofE Primary 4.8 miles

Secondary Schools: Steyning Grammar School Lower School, Rock Road site 7.8 miles; Upper School Shooting

## Transport Information

Train Stations: Shoreham-by-Sea 5 miles, Amberley 9.7 miles, Pulborough 9.8 miles, Billingshurst 10. miles

## Address

De Braose Way, Bramber, Steyning, West Sussex, BN44

## Directions

For directions to this property please contact us.



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Call Ashington Branch 01903 891444 ■ [cubittandwest.co.uk](http://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:	POTENTIAL:
D(66)	B(81)

23603513/20230722/CR/HM1