



## March Elms Horsemere Green Lane

Climping, BN17 5QZ

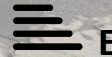
**Asking price £555,000**

Welcome to this charming extended Victorian semi-detached flint-fronted house with the original part dating back to 1877. The property has been sympathetically refurbished by the current owners, tastefully combining character features with modern elegance. The ground-floor accommodation includes: entrance hall; inner hall with storage cupboards; dining room with storage cupboard, feature fireplace and door to living room with wood-burner plus two windows overlooking the front of the property; good-sized modern fitted kitchen / breakfast room with patio doors to rear garden and door to utility room; refurbished shower room. Stairs from the inner hall open onto a spacious landing leading to the three bedrooms, all of which have built-in wardrobes and stylish family bathroom. The well-maintained feature south-facing garden sweeps round from the side to the rear of the property and includes large area of lawn, mature shrub borders, raised flower-beds, three patios, garden shed and brick-built barbecue. In addition there is ample parking on the gravelled driveway for up to 5 vehicles, plus additional parking in front of the detached single garage located to the side of the garden. The property is a short drive from Climping beach, Littlehampton and Barnham both with an array of shops, amenities, schools, mainline train stations and bus routes. EPC - E. Tenure - freehold. Council Tax Band - D.

- Semi-detached character property
- Recently refurbished
- 3 bedrooms
- Kitchen / breakfast room
- Living room
- Dining room
- Utility room
- Ground-floor shower room
- Family bathroom
- Feature gardens, parking & garage

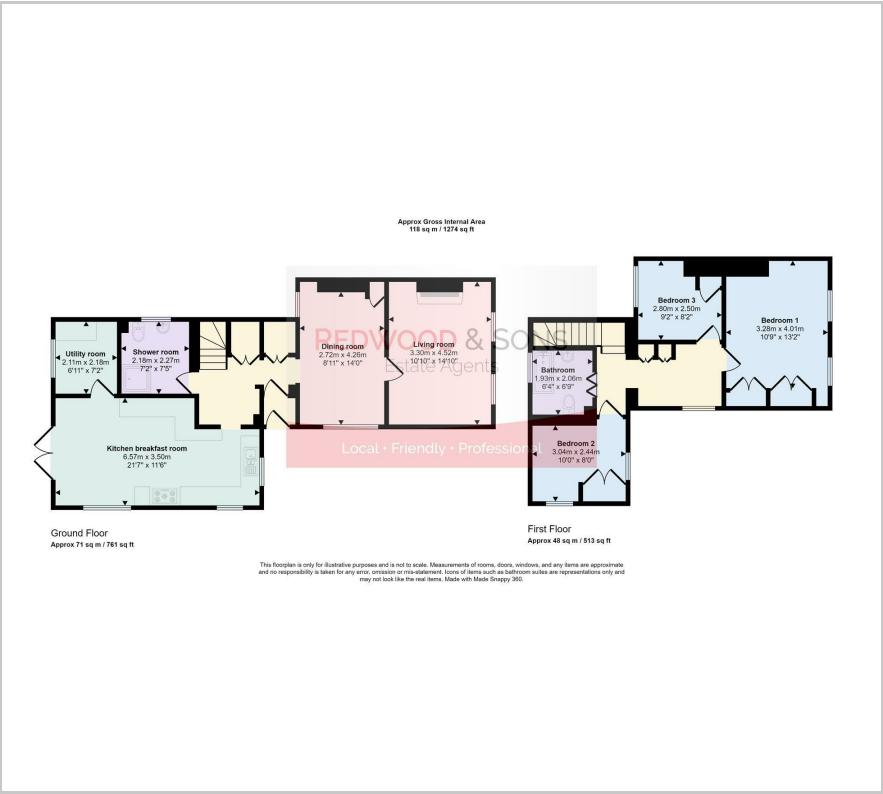
### Viewing

Please contact us on 01243 551122 if you wish to arrange a viewing appointment for this property or require further information.





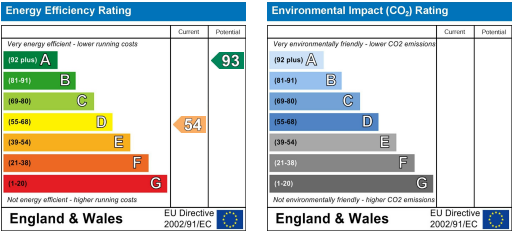
Floor Plan



Area Map



Energy Efficiency Graph



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