

3, Barrow Close | Billingshurst | West Sussex | RH14 9SW

FOWLERS
ESTATE AGENTS







3, Barrow Close

Billingshurst | West Sussex | RH14 9SW

£775,000

An impressive six-bedroom detached family home set within the highly sought-after Penfold Grange development, offering approximately 2,500 sq ft of flexible accommodation across three floors. The property features a superb kitchen/breakfast room with granite worktops and integrated appliances, a spacious triple-aspect sitting room with conservatory, and an elegant dining room ideal for entertaining. The first floor offers four generous double bedrooms, including two with en-suite facilities, while the second floor provides two further double bedrooms and a contemporary shower room. Outside, beautifully landscaped gardens include a patio, lawn and pergola seating area, complemented by a driveway and tandem garage. An exceptional home perfectly suited to modern family living.







A substantial six-bedroom family home arranged over three floors, occupying a desirable position within the highly sought-after Penfold Grange development. Offering approximately 2,500 sq ft of versatile accommodation, beautifully landscaped gardens, a conservatory, and tandem garage, this impressive property is ideally suited to modern family living.

The welcoming entrance hall sets the tone for the generous accommodation throughout, providing access to the principal reception rooms, kitchen/breakfast room and cloakroom. To the front of the property, the elegant dining room offers an ideal setting for both formal entertaining and family gatherings.

At the heart of the home is the superb kitchen/breakfast room, a bright and sociable space featuring stylish tiled flooring, extensive cabinetry complemented by granite work surfaces, and a range of integrated appliances including a split-level double oven, five-ring gas hob with extractor hood, and dishwasher. Sliding doors open directly onto the rear garden, seamlessly connecting indoor and outdoor living. A separate utility room provides additional storage and space for laundry appliances.

The impressive triple-aspect sitting room enjoys excellent natural light throughout the day and centres around an attractive fireplace with gas fire and decorative wooden surround. Sliding doors lead through to the conservatory, creating an additional reception area overlooking the garden and providing a wonderful space to relax or entertain throughout the seasons.

The first floor comprises four generously proportioned double bedrooms and a family bathroom. The principal bedroom benefits from fitted wardrobes and a private en-suite bathroom, while the guest bedroom also enjoys built-in storage and an en-suite shower room.

The second floor offers exceptional flexibility, with two further double bedrooms and a stylish contemporary shower room, making it ideal for growing families, guest accommodation, a home office suite or multi-generational living.

Externally, the property is approached via an attractive pathway flanked by lawns, leading to a covered entrance porch. A driveway provides off-road parking for two vehicles and gives access to the double length garage with power and lighting.

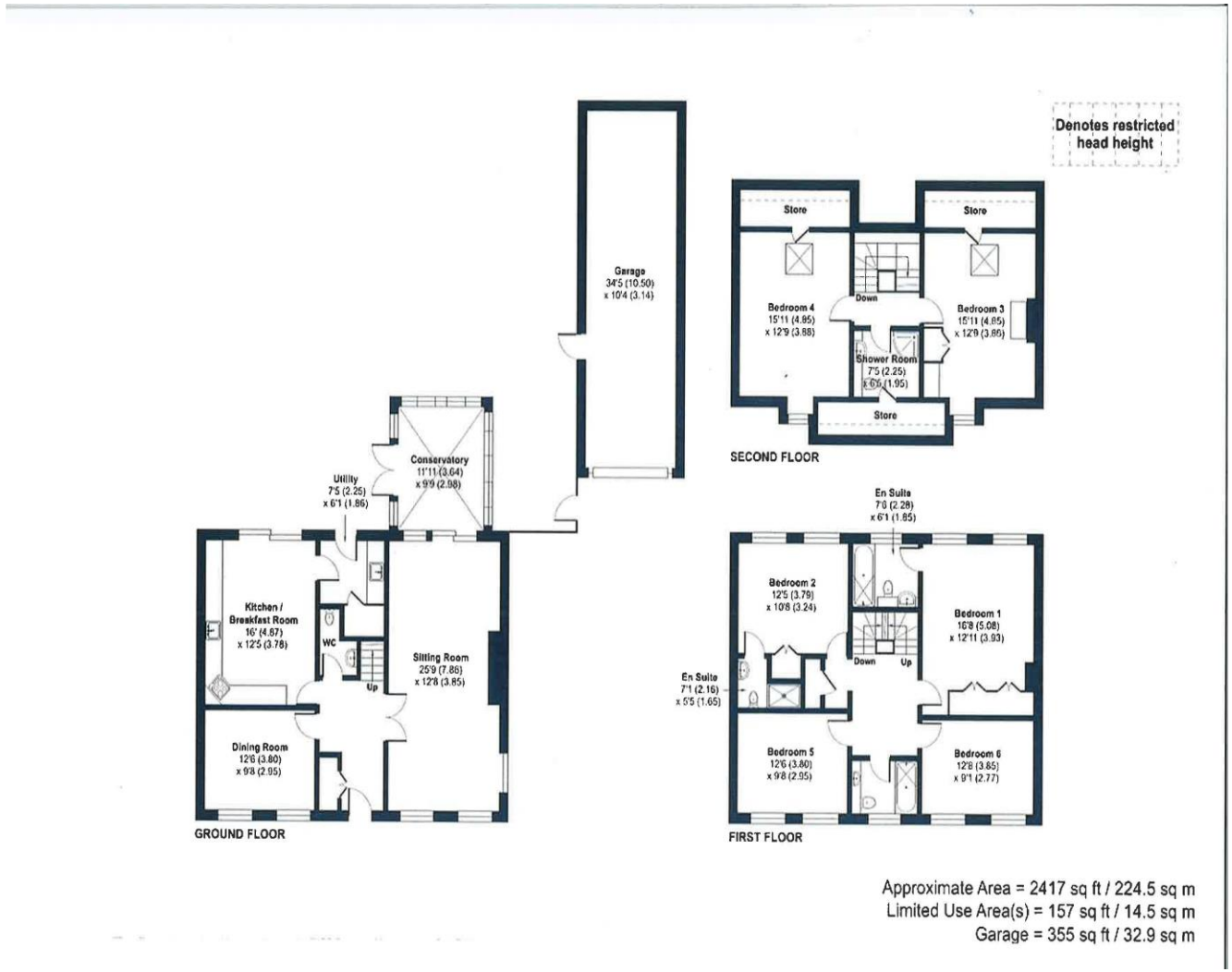
The beautifully landscaped rear garden has been thoughtfully designed to provide a variety of spaces for relaxation and entertaining. A generous patio adjoins the house, perfect for al fresco dining, while the shaped lawn, established planting, raised beds and charming pergola-covered seating area create a private and attractive outdoor retreat.

This exceptional family home combines generous proportions, flexible accommodation and a highly desirable location, offering an outstanding opportunity for purchasers seeking space, comfort and practicality in equal measure.

EPC RATING=C
COUNCIL TAX BAND=G







Approximate Area = 2417 sq ft / 224.5 sq m
Limited Use Area(s) = 157 sq ft / 14.5 sq m
Garage = 355 sq ft / 32.9 sq m

The Property Ombudsman

APPROVED CODE TRADINGSTANDARDS.GOV.UK

NAEA National Association of Estate Agents

OnTheMarket.com

rightmove.co.uk The UK's number one property website

"We'll make you feel at home..."



Fowlers 74 High Street, Billingshurst, West Sussex, RH14 9QS www.fowlersonline.co.uk billingshurst@fowlersonline.co.uk 01403 786787

Managing Director:
Marcel Hoad

Important Notice

1. Fowlers wish to inform all prospective purchasers that these sales particulars do not form part of any contract and have been prepared in good faith to give a fair overall viewing of the property.
2. We have not undertaken a structural survey, nor tested that the services, appliances, equipment or facilities are in good working order.
3. Fowlers cannot verify that any necessary consents have been obtained for conversions, extensions and other alterations such as underpinning, garaging and conservatories etc. Any reference to such alterations is not intended as a statement that any necessary planning or building consents have been obtained and if such details are fundamental to a purchase, then prospective buyers should contact this office for further information or make further enquiries on their own behalf.
4. Any area, boundary, distances or measurements referred to are given as a guide only and should not be relied upon. If such details are fundamental to a purchase, please contact this office for further information.
5. The photographs shown in these details show only certain aspects of the property at the time they were taken. Certain aspects therefore may have changed and it should not be assumed that the property remains precisely as displayed in the photographs.
6. Fowlers cannot verify whether the property and its grounds are subject to any restrictive covenants, rights of way, easements etc, and purchasers are advised to make further enquiries to satisfy themselves on these points.

M516 Printed by Ravensworth 01670 713330