

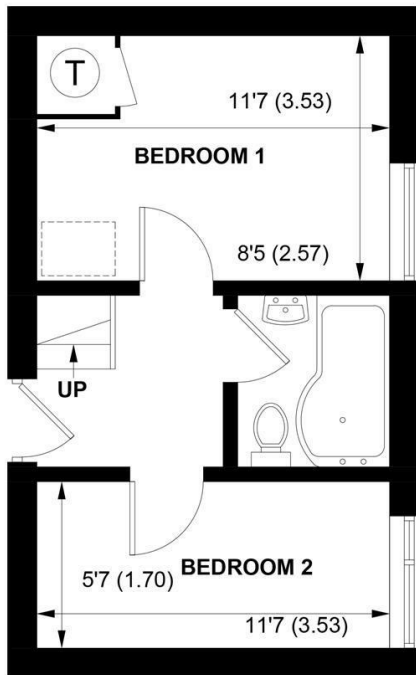


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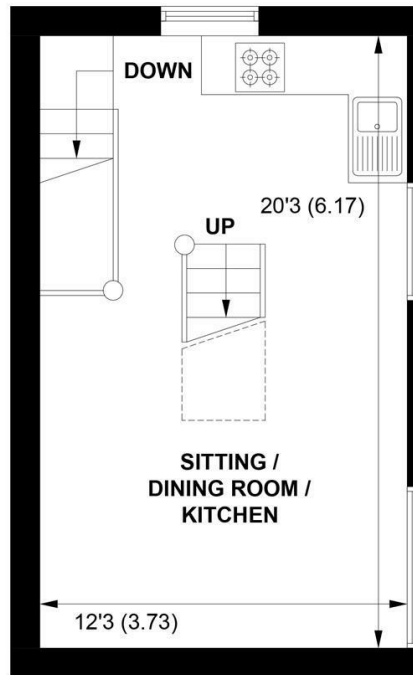


FAGIN'S FOLLY, THE SLIPE, ARUNDEL, WEST SUSSEX, BN18 9DU

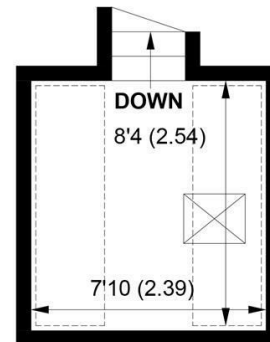




GROUND FLOOR



FIRST FLOOR



MEZZANINE LEVEL

APPROXIMATE GROSS INTERNAL AREA = 496 SQ FT / 46.1 SQ M

MEZZANINE LEVEL = 71 SQ FT / 6.6 SQ M

TOTAL = 567 SQ FT / 52.7 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2021 ©

Produced for Sims Williams

Guide Price

£300,000 Freehold

FAGIN'S FOLLY, THE SLIPE,
ARUNDEL, BN18 9DU

- Unique Period Property
- Central Location
- Flexible Accommodation
- Dual Aspect Sitting Room/Kitchen
- Mezzanine Level
- Two Bedrooms
- Modern Bathroom
- Refurbished Throughout

EPC RATING

Current = G
Potential = D

COUNCIL TAX BAND

Band = A

A unique period cottage in the heart of Old Arundel which has been refurbished throughout offering bright accommodation with two bedrooms and an outside seating area.

Situated in a sought after and convenient location, within the old town part of Arundel, the cottage has access to local shopping, leisure facilities and transport links. Arundel mainline station with a London and coastal service is within a mile, whilst good road links via the A27 and A29 are close by.

The wonderful dual-aspect, open plan living room/kitchen is located on the first floor with the kitchen featuring vaulted ceilings, wooden flooring and fitted units including an oven and hob and separate fridge.

The living area has a staircase up to a mezzanine level which would make an ideal hobby room.

On the ground floor are two bedrooms and the bathroom which is fitted with a modern suite comprising bath with wall shower, WC & hand wash basin.

Directions

From our office at 8a High Street, proceed northwards up the High Street and take the first turning left into Tarrant Street. As Tarrant Street merges into Surrey Street, continue straight where the property will be found on the right hand side.

Disclaimer

As the seller's agent we are not surveyors or conveyancing experts and as such we cannot and do not comment on the condition of the property or issues that may affect this property, unless we have been made aware of such matters. Interested parties should employ their own professionals to make such enquiries before making any transactional decisions.

