

**OVER 60?**

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



**Price**

**£475,000**

**Freehold**

2x  1x  2x 

Southsea Avenue, Goring-By-Sea,  
Worthing, West Sussex, BN12

**cubitt&west**  
Helping you move forwards





## Main features

- Lovely home in a fantastic location
- Good sized rooms throughout with plenty of living space
- Close to bus and rail links
- Close to local amenities
- Great project to make your own and benefits by having no onward chain

## Accommodation

### GROUND FLOOR

Entrance

Hallway

Lounge: 14'5 x 12'6 (4.40m x 3.81m)

Dining Room: 12'6 x 10'9 (3.81m x 3.28m)

Kitchen: 12'8 maximum x 10'9 (3.86m x 3.28m)

Bedroom One: 12'9 x 10'6 (3.89m x 3.20m)

Bedroom Two: 9'1 x 8'5 (2.77m x 2.57m)

Bathroom

Cloakroom

### OUTSIDE

Front Garden

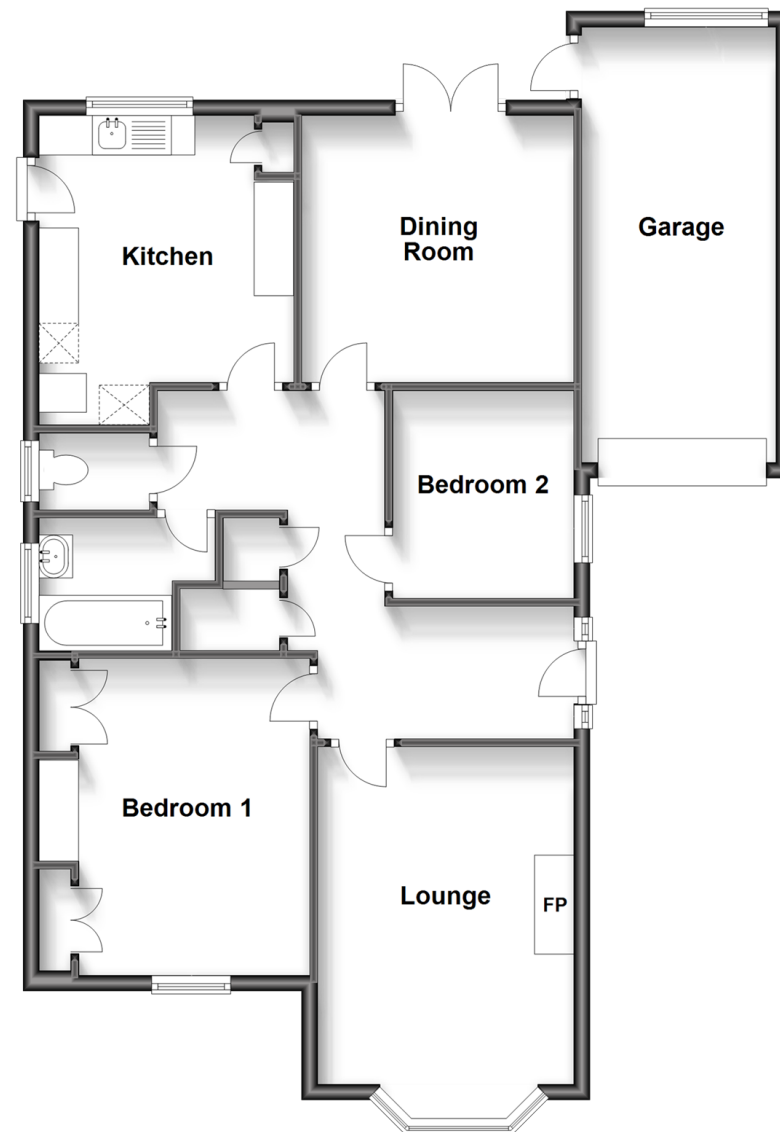
Rear Garden

Garage

Driveway

## Ground Floor

Approx. 92.3 sq. metres (993.1 sq. feet)



**Call West Worthing - 01903 700657 ■ [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.



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