



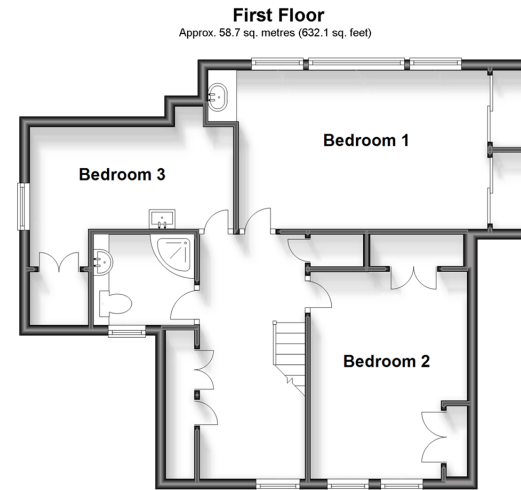
**Price**  
**£745,000**

**Freehold**

3x  2x  3x 

**Ashurst Close,  
Goring-By-Sea,  
Worthing, West Sussex  
BN12**

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## Accommodation

### GROUND FLOOR

Hall

Porch

Hallway

Lounge: 20'4 x 15'2 (6.20m x 4.63m)

Dining Area: 15'0 x 9'8 (4.58m x 2.95m)

Conservatory: 11'7 x 10'3 (3.53m x 3.13m)

Kitchen/Breakfast Room: 11'5 x 8'9 (3.48m x 2.67m)

Utility Room: 12'5 x 6'6 (3.79m x 1.98m)

Storage Area

Bathroom

### FIRST FLOOR

Landing

Bedroom 1: 15'5 x 9'9 (4.70m x 2.97m)

Bedroom 2: 12'5 x 9'9 (3.79m x 2.97m)

Bedroom 3: 13'7 x 6'4 (4.14m x 1.93m)

Shower Room

Front Garden

Driveway

Garage

Rear Garden

### OUTSIDE





## Main features

- Delightful landscaped rear garden
- A short distance from the foreshore and greensward
- Downstairs bathroom and 1st floor shower room
- Underfloor heating in Conservatory and upstairs shower room
- Excellent transport links
- Shopping outlets close to hand



### Nearest Schools

Primary Schools: East Preston Junior School 2.2 miles, Georgian Gardens Community Primary 2.8 miles, St Wilfrids Catholic Primary 2.8 miles. Secondary Schools: Angmering School 2.4 miles, Littlehampton Community School 4.5 miles, Cornfield School, Littlehampton 4.6



### Transport Information

Train Stations: Littlehampton 5.0 miles, Arundel 5.6 miles, Ford 6.6 miles



### Address

Ashurst Close, Goring-By-Sea, Worthing, West Sussex BN12



### Directions

For directions to this property please contact us.





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■ 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



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