



**Guide Price**  
**£375,000**

**Freehold**

2x  1x  1x 

**Alinora Avenue, Goring  
By Sea, Worthing, West  
Sussex, BN12**

**cubitt&west**  
Helping you move forwards





## Main features

- Spacious ground floor flat in a sought after area in Goring By Sea
- Private garden and garage
- Light and spacious rooms and private entrance
- Within close proximity to the seafront
- Local transport links nearby

## Accommodation

### GROUND FLOOR

Front Porch

Lounge: 18'0 x 12'0 (5.49m x 3.66m)

Kitchen/Dining Room: 18'9 x 16'4 (5.72m x 4.98m)

Shower Room

Bedroom 1: 12'9 x 10'9 (3.89m x 3.28m)

Bedroom 2: 11'7 x 11'5 (3.53m x 3.48m)

### OUTSIDE

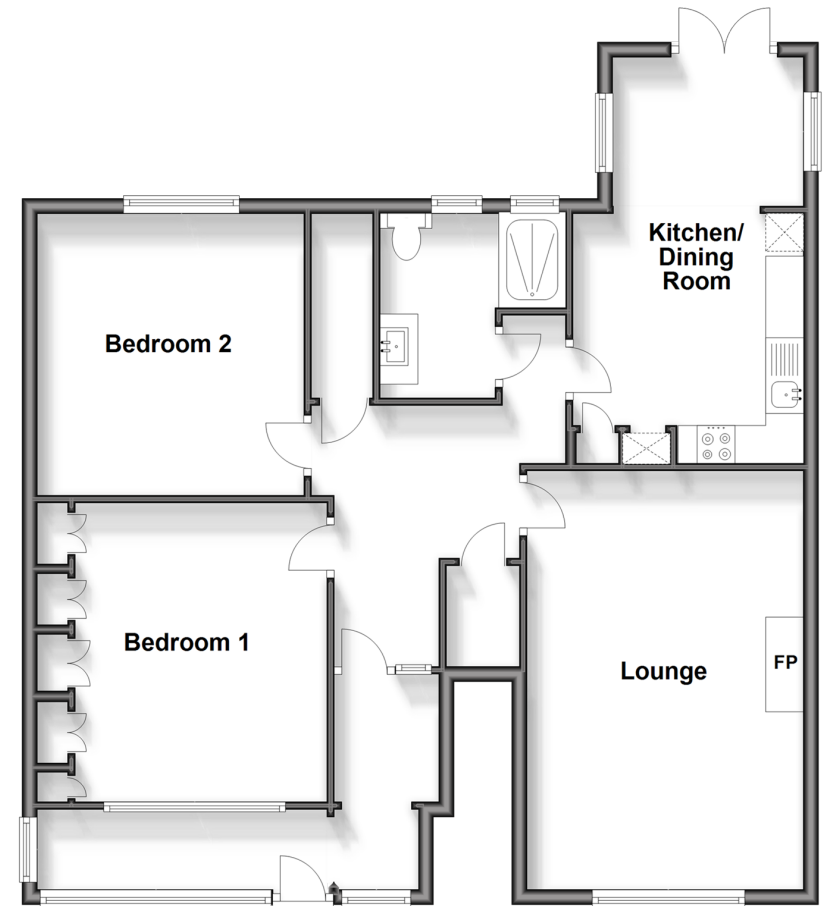
Front Garden

Rear Courtyard

Garage At Rear

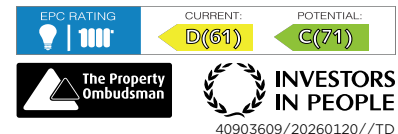
### Ground Floor

Approx. 91.8 sq. metres (988.5 sq. feet)



**Call West Worthing - 01903 700657 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- A private rental licensing scheme applies to some properties in this area, please check with the Local Authority before proceeding
- 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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