



Grange Close, Ferring, Worthing, BN12 5LR  
Asking Price Of £675,000







We are pleased to be able to offer a detached bungalow situated on a generous corner plot. The property offers two double bedrooms, fitted kitchen, dual aspect lounge, conservatory, bathroom and separate WC. The bungalow offers off road parking, garage and a private rear garden. The property is also being sold with no ongoing chain.





## Key Features

- Detached Bungalow
- Corner Plot
- Two Double Bedrooms
- Fitted Kitchen
- Dual Aspect Lounge
- Conservatory
- Off Road Parking
- Garage
- Private Rear Garden
- Chain Free



2 Bedrooms



1 Bathrooms



2 Reception Room

### INTERNAL

Front door leading into the entrance hall with access to all rooms and storage cupboards. The lounge offers dual aspect windows and door leading out to the sun room. The sun room benefits from a door leading out to the driveway and door out to the rear garden. The fitted kitchen offers wall and base units with built in eye level oven, gas hob, spaces for under counter fridge and freezer, space for dishwasher, space for washing machine, sink, drainer and door leading out to the side. There are two bedrooms both are doubled with the primary bedroom offering dual aspect windows. The bathroom comprises of bath with shower above, wash hand basin and WC located just next to the bathroom.

### EXTERNAL

The property is situated on a corner plot and has been laid to lawn with mature tree. Off road parking in front of the garage and side access. The rear garden is west facing and has been laid to lawn.

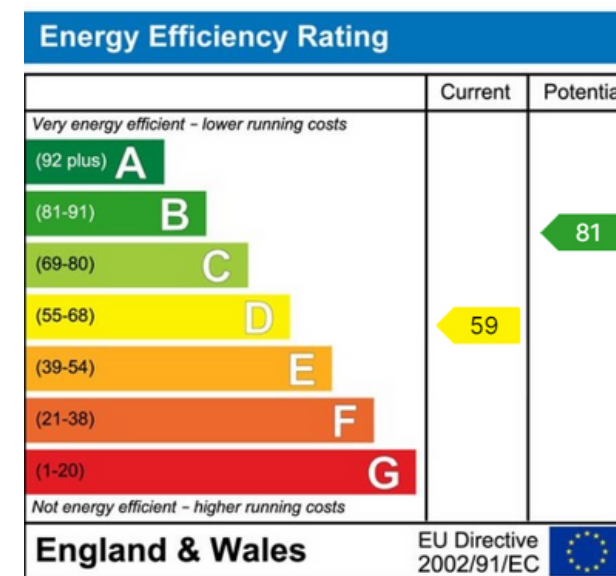
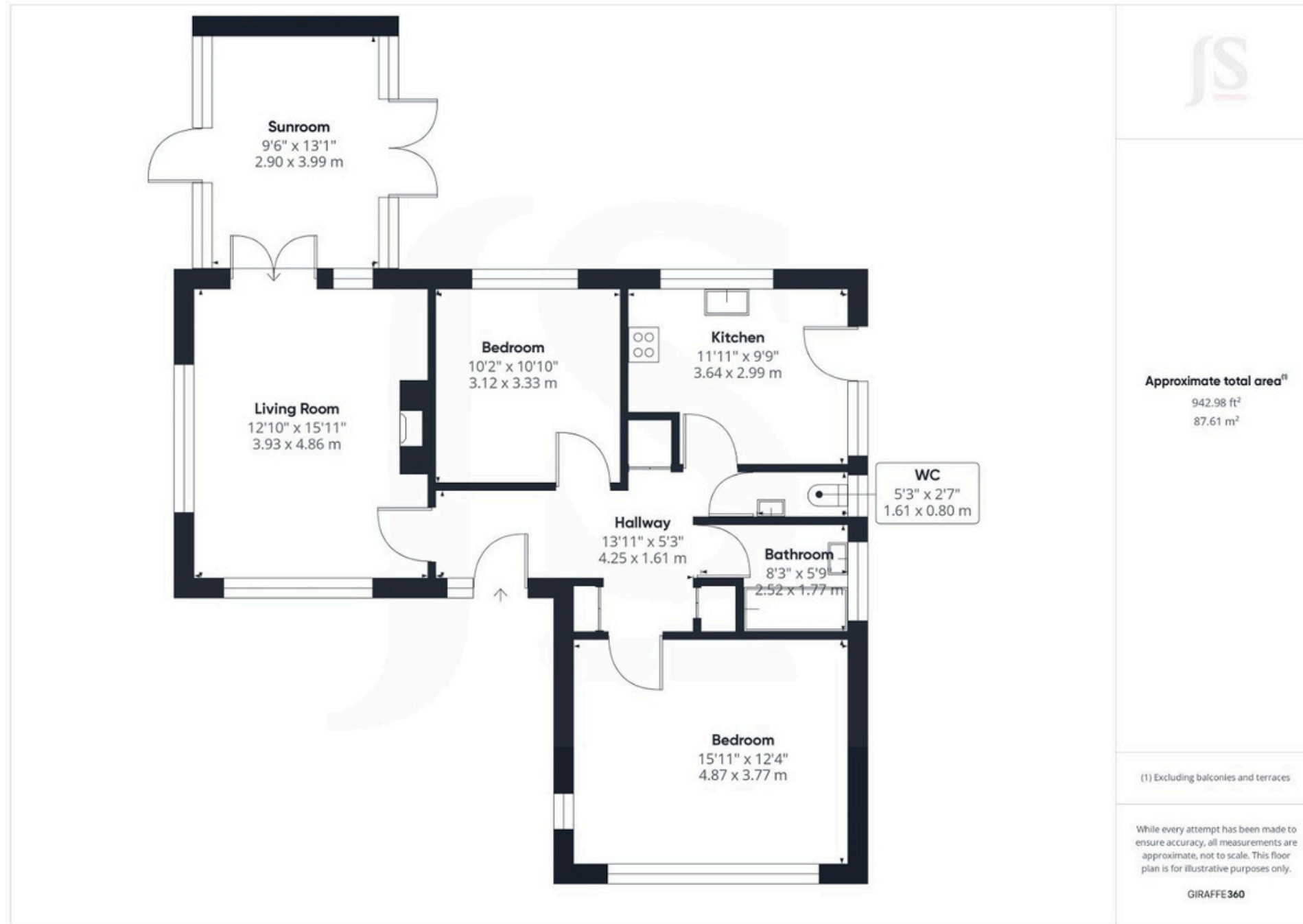
### SITUATED

down a quiet cul de sac in the sought after South Ferring location, local amenities can be found on Ferring Street and in the Village which are just a short walk away. Ferring Seafront and the popular Blue Bird Café are both accessible approximately three quarters of a mile away.

Council Tax Band E







## Property Details:

Floor area (as quoted by EPC): 79 sqm

Tenure: Freehold

Council tax band: E

Whilst we endeavour to make our property particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishings, gas fires, electrical goods/fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.