



Brighton Road | Worthing | West Sussex | BN11 2HB
Guide Price £975,000

JS
Signature
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We are delighted to offer for sale this imposing, beachfront family residence, positioned in this prime location along Worthing seafront. This detached home spans three floors and boasts panoramic sea views with two south facing balconies, five bedrooms, three bathrooms, spacious kitchen, utility room, garage/workshop, enclosed feature rear garden and ample off road parking. The property will be sold with no ongoing chain.



A home of style & sophistication







Property details: Brighton Road | Worthing | BN11 2HB

Key Features

- Imposing Beach Front Residence
- Five Bedrooms
- Three Bathrooms
- Two South-Facing Balconies With Sea Views
- Panoramic Sea Views
- Open Plan Snug/Diner
- Spacious Fitted Kitchen
- Low Maintenance Rear Garden
- Ample Off-Road Parking
- No Ongoing Chain



5 Bedrooms



3 Bathrooms



1 Reception Room

INTERNAL

Arranged over three floors this substantial detached dwelling provides stunning views of the English Channel from all south-facing windows and balconies, and offers its occupier a vast array of versatility. Upon entry there is an enclosed porch which provides the perfect space to escape the weather, kick off shoes and hang coats. The internal door opens to a large and welcoming entrance hallway, with doors to all principle rooms and stairs that rise to the first and second floor. The ground floor accommodation offers four double bedrooms with two of them benefitting from beautiful, direct sea views with another featuring a pleasant outlook of the well maintained rear garden. Three of these double bedrooms benefit from fitted wardrobes. The ground floor also has a shower room which has been fitted with duck egg blue tiles, a walk-in corner shower, wash hand basin and toilet. In addition, there is a utility room which measures 3.18 x 2.08m and provides access to the enclosed rear garden. Stairs rise to the first floor where you are adorned with exceptional views of the coastline via large double doors from the open plan snug area/dining room. This generously light and airy open plan space measures 6.85 x 5.55m and has been finished to an exacting standard with wooden flooring and cream coloured paint. Positioned adjacent to this room and measuring a substantial 4.39 x 4.18m, is the spacious kitchen which has been fitted with shaker style units and laminate worktops. This room provides ample space for a dining table and again, boasts views of Worthing's coastline. There is a large bathroom which has been installed with a contemporary four piece suite which includes a corner shower and bath, wash hand basin and toilet. The second floor showcases a breath-taking master suite which measures a generous 6.85 x 5.40m and boasts panoramic views out to sea. The en-suite has been fitted with a contemporary bath, wash hand basin and toilet. An internal viewing of this desirable, chain free property is highly recommended. .

EXTERNAL

To the front of the property is a substantial block paved driveway with parking for multiple vehicles, with planted palm trees and shrubs surrounding the front boundary, all enclosed via a flint fronted stone wall. The property benefits two south-facing balconies with direct sea views whilst the rear garden has been cleverly designed to allow multiple lifestyles with a decked area at the bottom, perfect for an outdoor table and chairs, a shingled, paved and decked area. This garden has been designed to maximise space and minimise upkeep. There is also a garage/workshop, perfect for storing a car or garden tools and furniture.

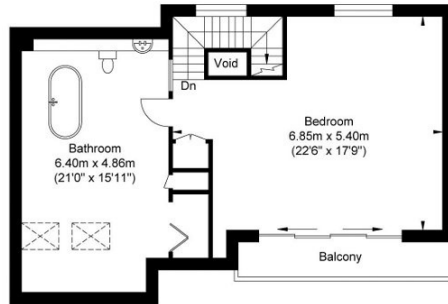
LOCATION

This substantial property is positioned in one of Worthing's most prestigious postcodes in central East Worthing. Less than 50 metres to Worthing Seafront and less than one mile to the town centre, you'll be perfectly located to benefit from some of the best restaurants and cafes in the area. Close-by is the award-winning leisure centre, Splashpoint that boasts two swimming pools, spa and gym. There are also three parks and a sea-inspired children's playground all located next to Splashpoint. Commuters are also well served with Worthing train station's offering regular services along the coast and London.

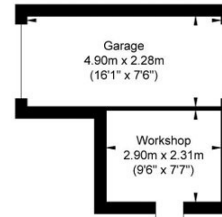

Stunning Sea
Views



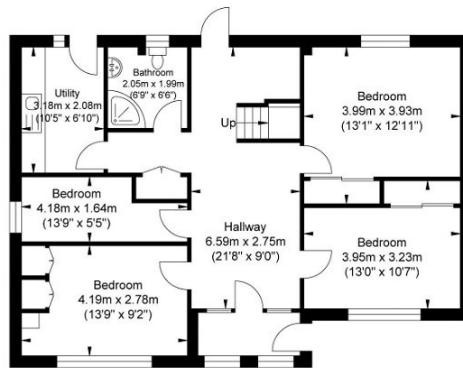
Brighton Road



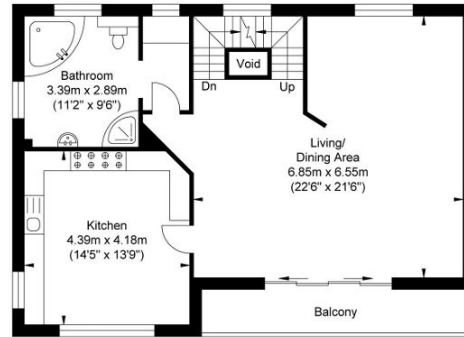
Second Floor
Approximate Floor Area
664.13 sq ft
(61.70 sq m)



Garage / Workshop
Approximate Floor Area
195.91 sq ft
(18.20 sq m)

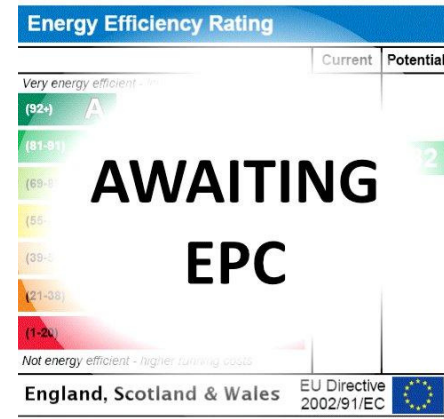


Ground Floor
Approximate Floor Area
879.41 sq ft
(81.70 sq m)



First Floor
Approximate Floor Area
842.81 sq ft
(78.30 sq m)

Approximate Gross Internal Area = 239.90 sq m / 2582.26 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



Property Details:

Floor area (as quoted by EPC): 2250 sqft

Tenure: Freehold

Council tax band: F

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.