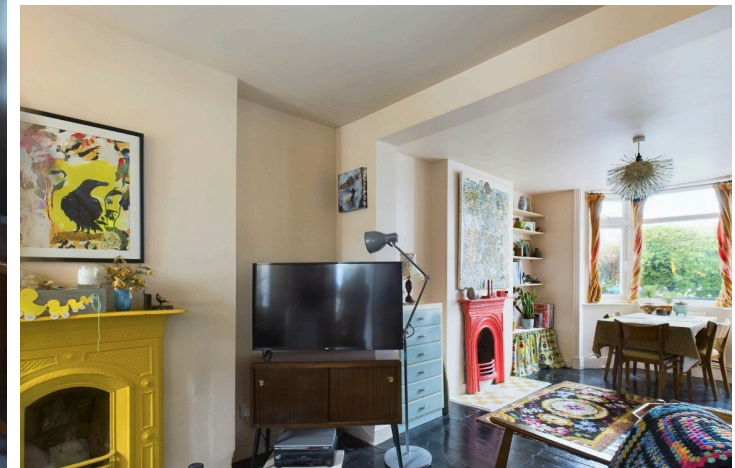
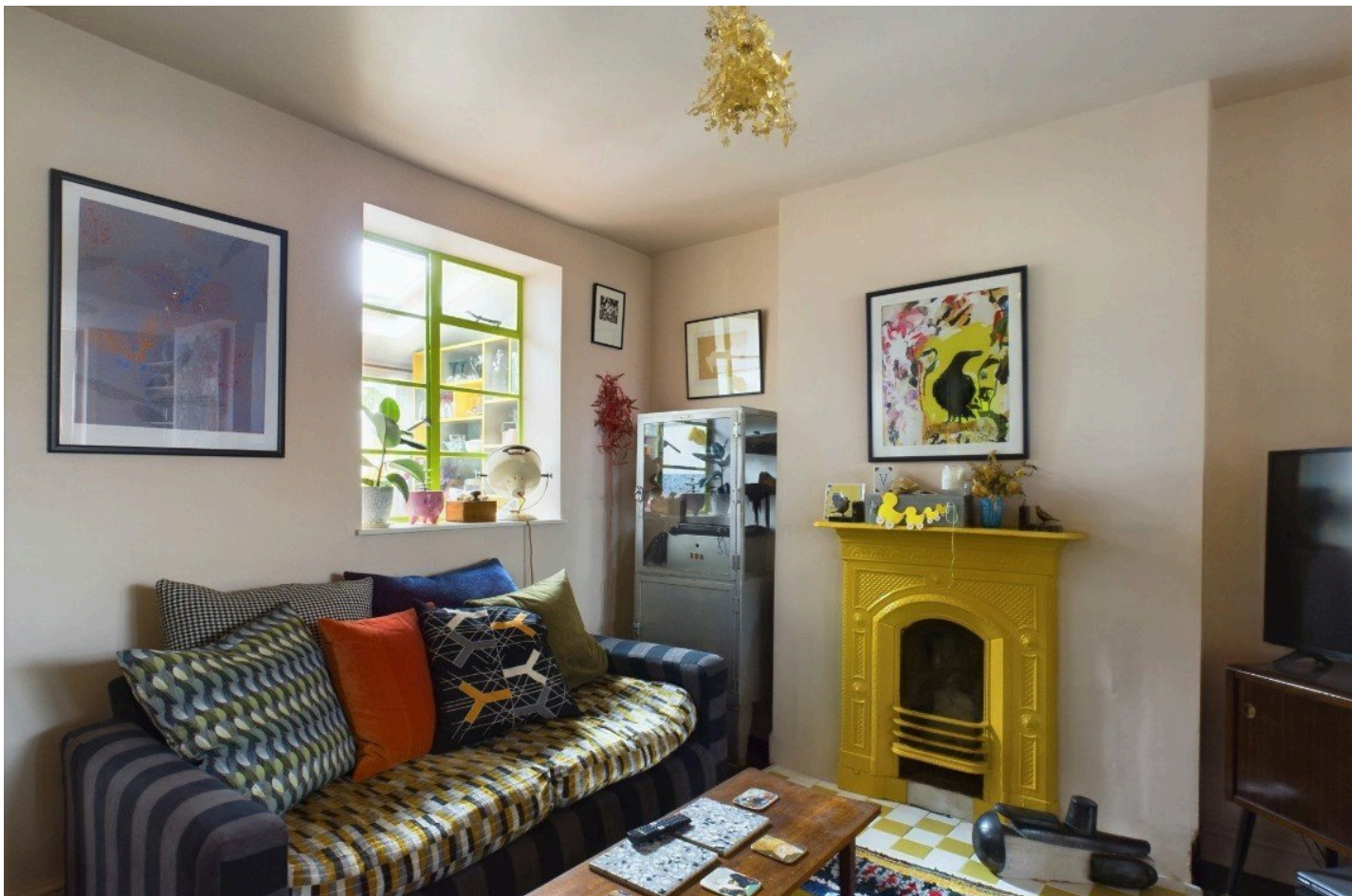




London Street | Worthing | BN11 4EL
Offers Over £350,000





We are delighted to offer for sale this charming, characterful mid terraced family home positioned in this popular Worthing town centre location, close to shops, amenities and mainline train station. This extended property boasts two double bedrooms, a separate loft room, open plan lounge, generously sized kitchen, bathroom with a three-piece suite and an east-facing rear garden.



Key Features

- Mid Terrace Period Family Home
- Two Double Bedrooms
- Loft Room
- Open Plan Lounge/Diner
- Extended Kitchen
- Well Sized Bathroom
- East-Facing Rear Garden
- Period Features Throughout
- Highly Desirable Town Centre Location
- Close To Shops, Amenities & Mainline Train Station



2 Bedrooms



1 Bathroom



1 Reception Room

INTERNAL

This charming family home benefits from plenty of characterful features such as tall ceilings and ornate fireplaces. Upon entry, there is a welcoming entrance hallway which provides access to all ground floor rooms and stairs that rise to the first floor. Positioned to the front of the property is the bay fronted living room which benefits from a period fireplace with tiled surround and painted floorboards. The dining area also benefits from a period fireplace with tiled surround and painted floorboards, this room leads into the kitchen which comprises of worktops with cupboard space below and space for a cooker and slimline dishwasher. There is an inset sink, storage shelving, velux window and double glazed doors leading out onto the rear garden. A door from the kitchen leads into the utility area which houses the boiler, has space and plumbing for washing machine, space for an upright fridge freezer and door to the bathroom which comprises of a tiled bath with shower over, wash hand basin and wc. This room also benefits from a large built-in airing cupboard. Stairs rise to the first floor where there are two double bedrooms both benefiting from feature fireplaces. Further stairs rise to a useful loft room which has potential for use as an additional bedroom (subject to necessary planning consents) this room benefits from a dormer window.

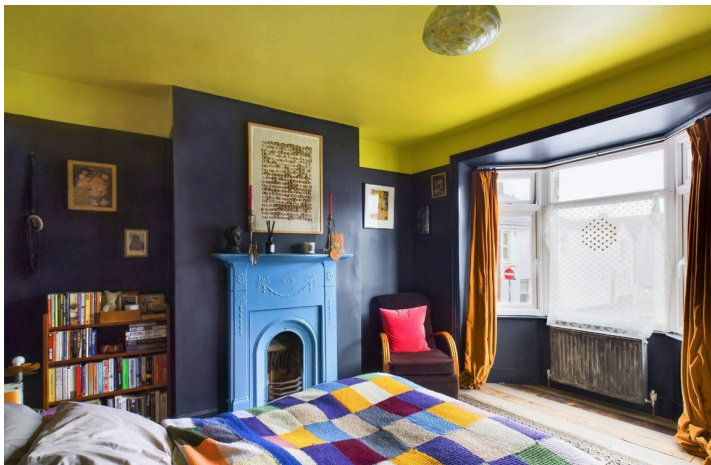
EXTERNAL

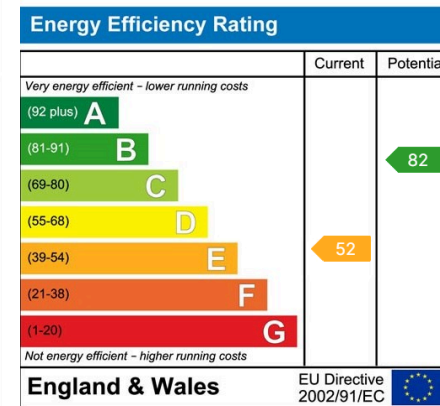
The front garden is mainly laid to paving with mature shrubs and plants with a pathway which leads to the front door. The rear garden is east-facing and mostly laid to lawn with a patio positioned at the top of the garden allowing space for a table and chairs. There are some shrubs and raised flower beds, making this a pretty garden to relax in during the summer. There is also a gate which provides rear access to the garden via a twitten.

LOCATION

In this central position being within easy reach of local shops, whilst Worthing town centre, with its comprehensive range of shopping facilities and amenities, is approximately a quarter of a mile away. Bus services to surrounding districts pass close by, whilst Worthing mainline railway station is only a few minutes walk away.

Council Tax Band - B





Property Details:

Floor area *as quoted by EPC: 1087 Sqft

Tenure: Freehold

Council tax band: B

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.