

t: 01903 958770

e: info@jamesandjamesea.co.uk

119 George V Avenue | Worthing | West Sussex | BN11 5SA 50B Ferring Street | Ferring | West Sussex | BN12 5JP

BUYING SELLING LETTINGS COMMERCIAL MORTGAGE ADVICE



James & James Estate Agents are delighted to bring to the market this beautifully presented and deceptively spacious detached bungalow boasting three bedrooms and two bathrooms situated in one of Ferring's most premier roads.

The accommodation in brief comprises; Spacious entrance hall with storage cupboards and W.C, lounge/diner with UPVC double glazed conservatory boasting a pleasing outlook over the rear garden with two pairs of French doors. There is a luxury, modern, fully fitted kitchen/breakfast room with stone work surface. Bedrooms one and two boast en-suite facilities and the third bedroom is also a very good size.

Externally, there is ample off road parking and both front and rear gardens have been landscaped and well kept to exacting standards.

There is a 20' garage with utility room at rear. Other benefits include gas central heating and double glazing. In our opinion internal viewing is considered essential to appreciate the overall size and condition of this beautiful bungalow.

Situated in Telgarth Road, the property is a pleasant stroll from the beach and Bluebird cafe, and is also close to Ferring village shops with the recently opened Little Tipple micro bar, the Shapla curry house, and newsagents which cater for everyday needs. The Compass bus serves the area. The nearest mainline railway station is Goring-by-Sea giving access to most major towns and cities. Worthing town centre with it's more comprehensive range of pedestrianised shopping facilities is approximately three miles distance.

Composite front door

























Spacious entrance hall 16'2 x 8'8 (4.93m x 2.64m)

Lounge/diner 23'4 x 13'4 (7.11m x 4.06m)

UPVC double glazed conservatory 14'7 x 9'6 (4.45m x 2.90m)

Luxury modern fitted kitchen/breakfast room 10'6 x 9'8 (3.20m x 2.95m)

Bedroom one with en-suite 16'0 x 12'10 (4.88m x 3.91m)

Bedroom two with en-suite 12'10 x 11'8 (3.91m x 3.56m)

Bedroom three 12'10 x 8'10 (3.91m x 2.69m)

Separate W.C.

Two large storage cupboards

Garage 19'8" x 10'2" (6.0 x 3.1)

Utility room 10'8 x 7'10 (3.25m x 2.39m)

Ample off road parking

Landscaped rear garden

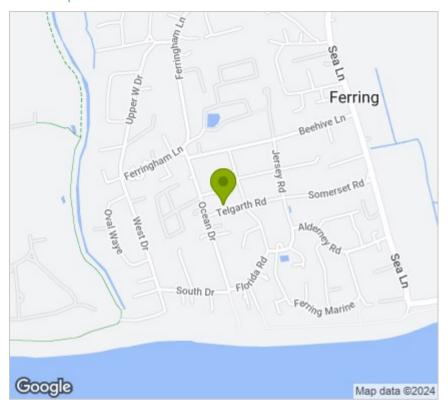
Floor Plan



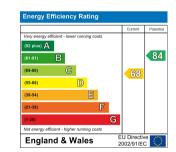
Viewing

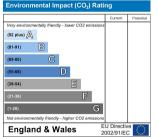
Please contact our James & James Estate Agents Office on 01903 958770 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph





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