



PEAR
PROPERTIES



27 Carnegie House Littlehampton Road, Worthing
Worthing

Offers Over £175,000



27 Carnegie House Littlehampton Road

Worthing, Worthing

One bed ground floor flat in prime location. Spacious double bedroom, modern shower room, open plan kitchen/living room. Private south-facing patio, unallocated parking, 136-year lease.

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Ground Floor Flat
- One Spacious Double Bedroom
- Very Well Presented Throughout
- Open Plan Kitchen/ Living Room
- Private South Facing Patio
- Long Lease Remaining
- Modern Shower Room
- Communal Residents Parking
- Please Take A Look At Our Virtual Tour & Walk Through Video



Bedroom

10' 3" x 13' 4" (3.13m x 4.07m)

Spacious bright double bedroom with space for wardrobes.

Bathroom

5' 6" x 6' 10" (1.68m x 2.08m)

Fully tiled shower room comprising walk in shower cubicle, WC, hand wash basin and heated towel rail.

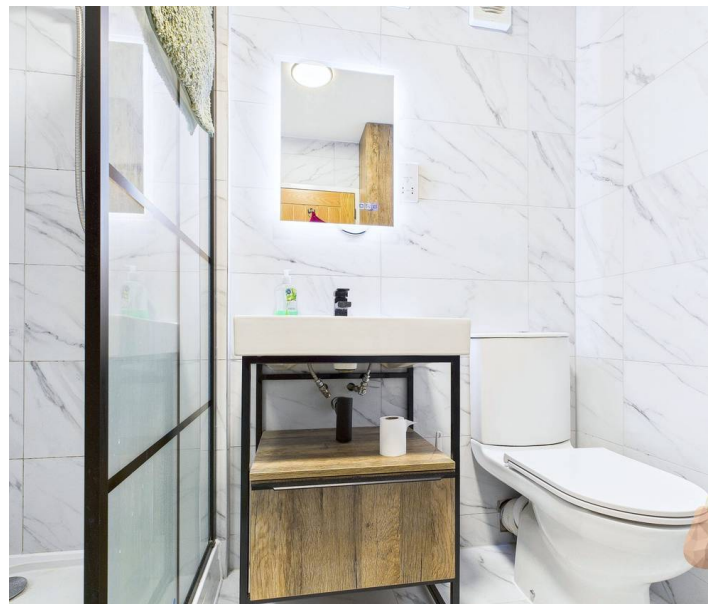
Kitchen

Modern fitted kitchen, comprising a range of base and wall units, breakfast bar, integrated oven/hob and fridge.

Open Plan Lounge/Kitchen

20' 6" x 10' 2" (6.24m x 3.10m)

An open plan living space with access to a private south-facing patio area.



GARDEN

A private south-facing patio with space for a table and chairs.

OFF STREET

1 Parking Space

Unallocated off road parking.





Approximate total area⁽¹⁾

37.8 m²

407 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Pear Properties

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