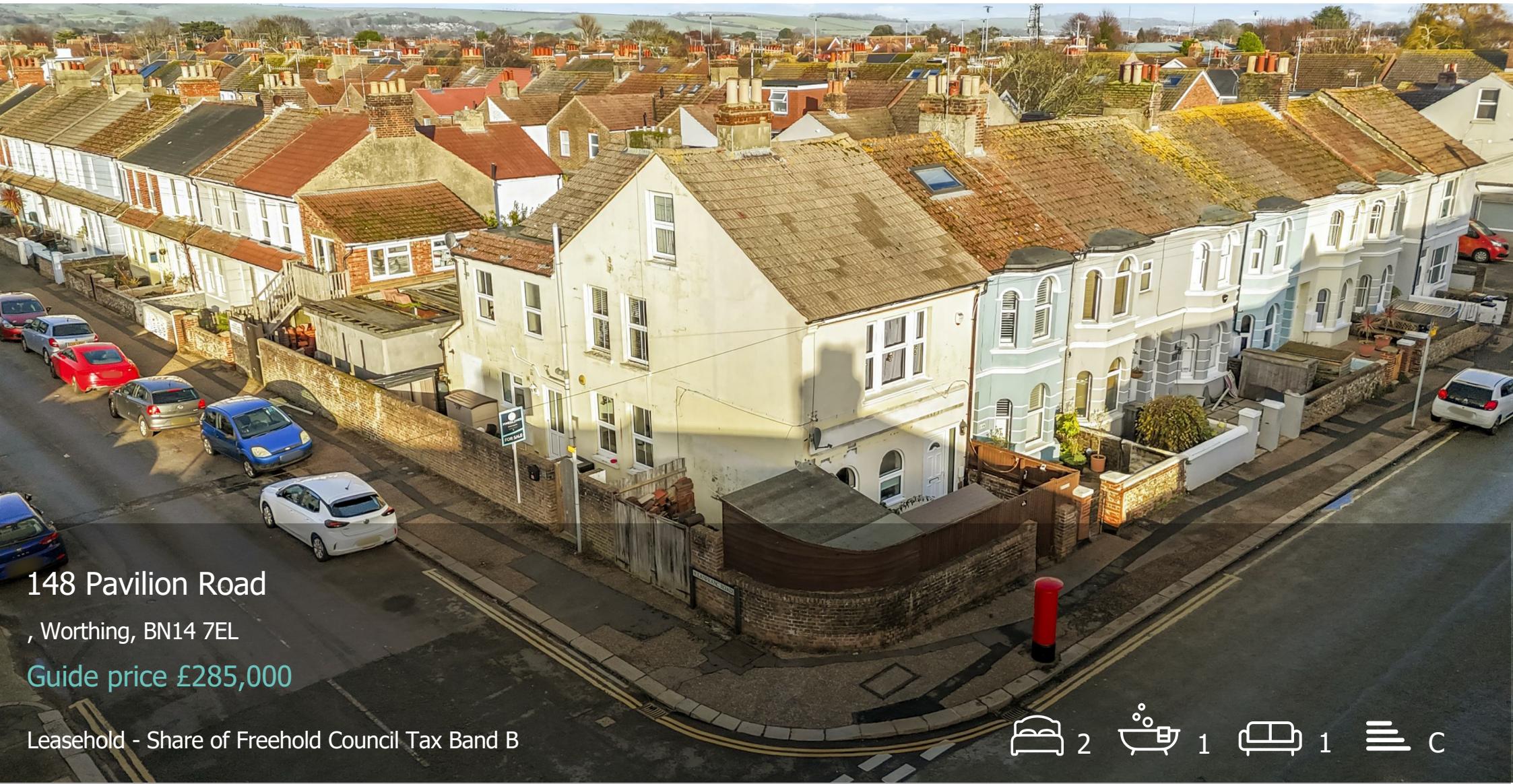




t: 01903 958770  
e: [info@jamesandjamesea.co.uk](mailto:info@jamesandjamesea.co.uk)

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

BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE



148 Pavilion Road  
, Worthing, BN14 7EL

Guide price £285,000

Leasehold - Share of Freehold Council Tax Band B



We are delighted to present to the market this beautifully refurbished and exceptionally well-finished two-bedroom ground-floor converted flat, ideally positioned just moments from Worthing's mainline railway station.

This impressive home has been thoughtfully redesigned throughout, offering spacious and contemporary accommodation. Upon entering through a UPVC double-glazed front door, you are welcomed into a generous entrance hall that sets the tone for the quality found throughout the property.

The heart of the home is the stunning high-gloss kitchen/dining room, complete with a range of integrated appliances and a stylish central island featuring an undermount sink—perfect for both everyday living and entertaining. A separate sitting room provides an inviting space to relax, while both bedrooms are well-proportioned doubles. Bedroom one is particularly noteworthy, featuring a striking vaulted ceiling and an attractive roofline window that fills the room with natural light. The luxury family bathroom has been fitted to a high standard, offering both comfort and a contemporary finish.

Externally, the property benefits from a private courtyard garden—an ideal spot for potted plants, outdoor dining, or simply enjoying a quiet moment outdoors.

Situated on Pavilion Road, this superb flat is conveniently located within easy reach of Worthing town centre, with excellent transport links and regular bus services nearby, making it perfect for commuters and those seeking a central yet peaceful location.

Lease years remaining - 995  
Service charge - on an 'as & when' basis split with the upstairs flat

**Private entrance into spacious entrance hall**





Double doors opening onto luxury kitchen/diner  
13'11 x 13'3 (4.24m x 4.04m  
4.04m x 3.63m )

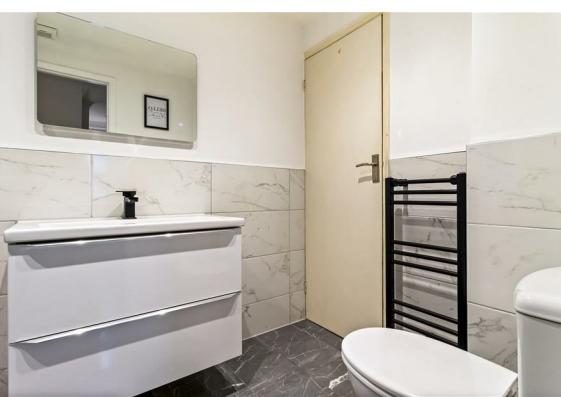
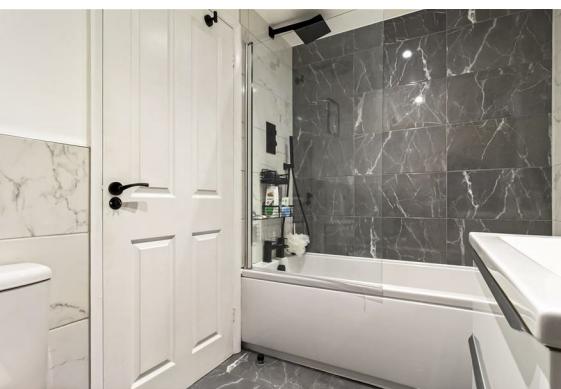
Lounge  
13'3 x 11'11

Bedroom one with vaulted ceiling  
13'0 x 8'5 (3.96m x 2.57m)

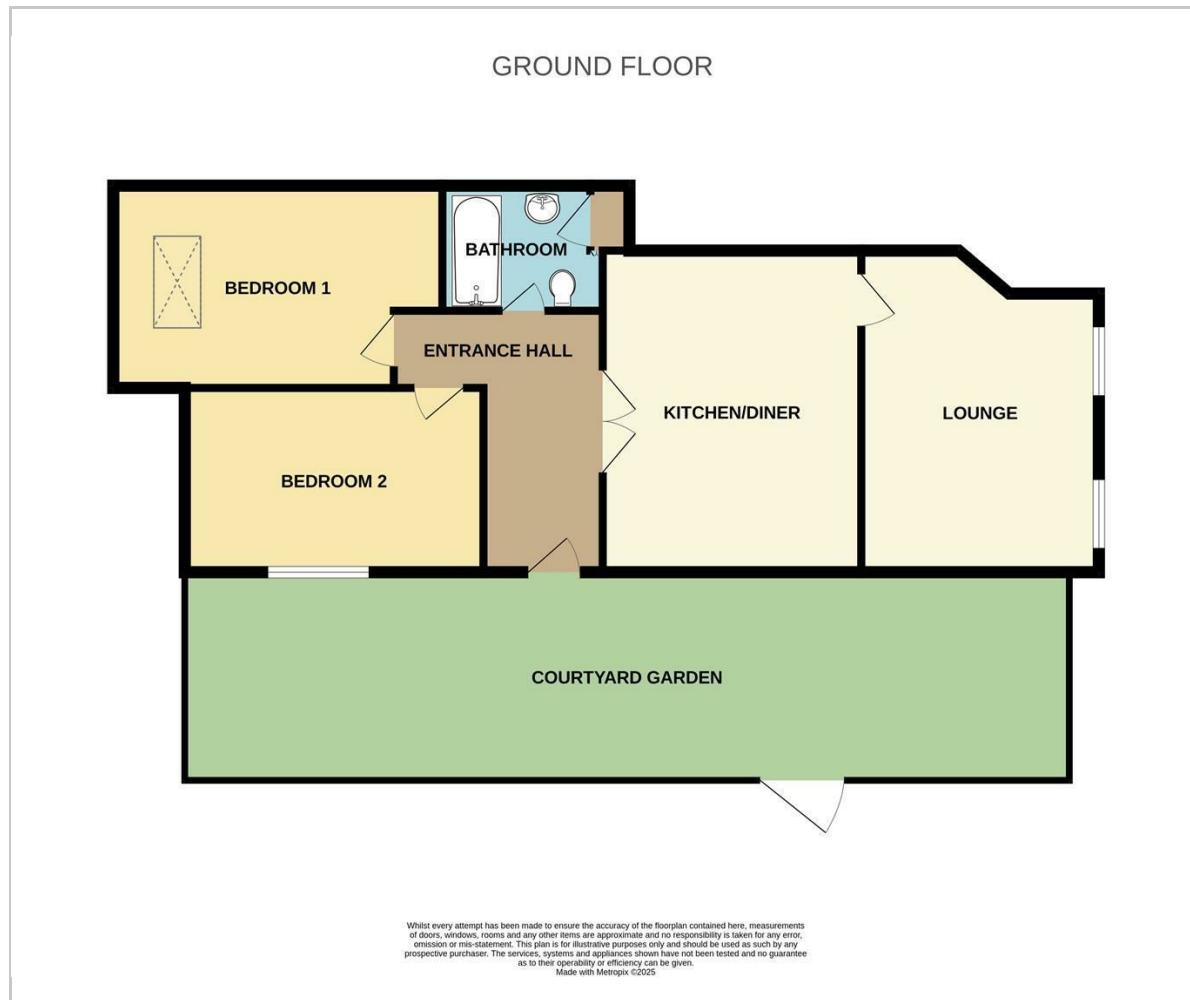
Bedroom two  
7'4 x 12'9 (2.24m x 3.89m)

Luxury fitted family bathroom  
7'11 x 5'2 (2.41m x 1.57m)

Enclosed private courtyard



## Floor Plan



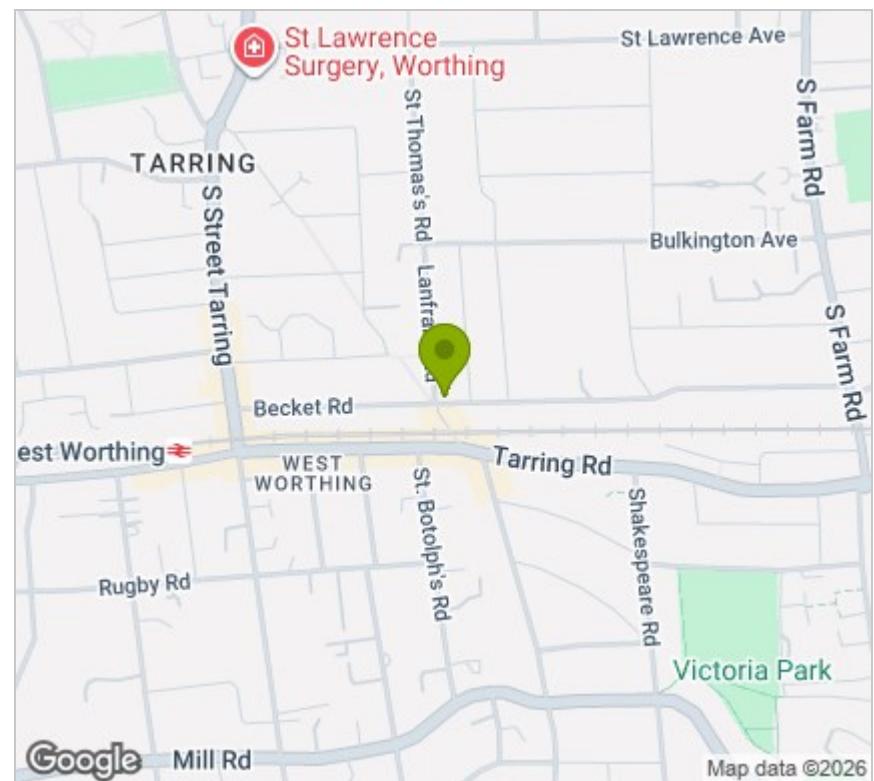
## Viewing

Please contact our Broadwater Office on 01903 958282  
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

All successful buyers must complete an online identity verification check provided by I am Property. This is a legal requirement in accordance with HMRC's Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017. The cost of this check is £20 (inc. VAT) per person.

## Area Map



## Energy Efficiency Graph

