



The Square, Findon Worthing BN14 0TE

welcome to

The Square, Findon Worthing

FOX & SONS ARE DELIGHTED TO OFFER THIS BEAUTIFUL & UNIQUE PROPERTY IN THE HEART OF FINDON VILLAGE. THE PROPERTY OFFERS A LIVE/WORK OPPORTUNITY WITH A SHOP TO THE FRONT. THE PROPERTY IS VERY WELL PRESENTED THROUGHOUT AND BENEFITS FROM HAVING A SECLUDED REAR COURTYARD AND GARAGE. NO ON-GOING CHAIN

Ground Floor

Lounge

25' x 11' 9" (7.62m x 3.58m)

Separate W / C

Kitchen / Dining Room

21' 9" max x 15' max (6.63m max x 4.57m max)

Bedroom 1

13' 2" x 11' 8" (4.01m x 3.56m)

Outside

Shop Sales Area

20' x 15' 3" (6.10m x 4.65m)

Bedroom 2

7' 2" x 11' 5" (2.18m x 3.48m)

Secluded Courtyard

Shop Office

9' 2" x 7' 2" (2.79m x 2.18m)

Bedroom 3

15' 1" x 5' 9" (4.60m x 1.75m)

Private Driveway

Shop Cabinet Room

11' 1" x 9' 2" (3.38m x 2.79m)

Garage

Bedroom 4

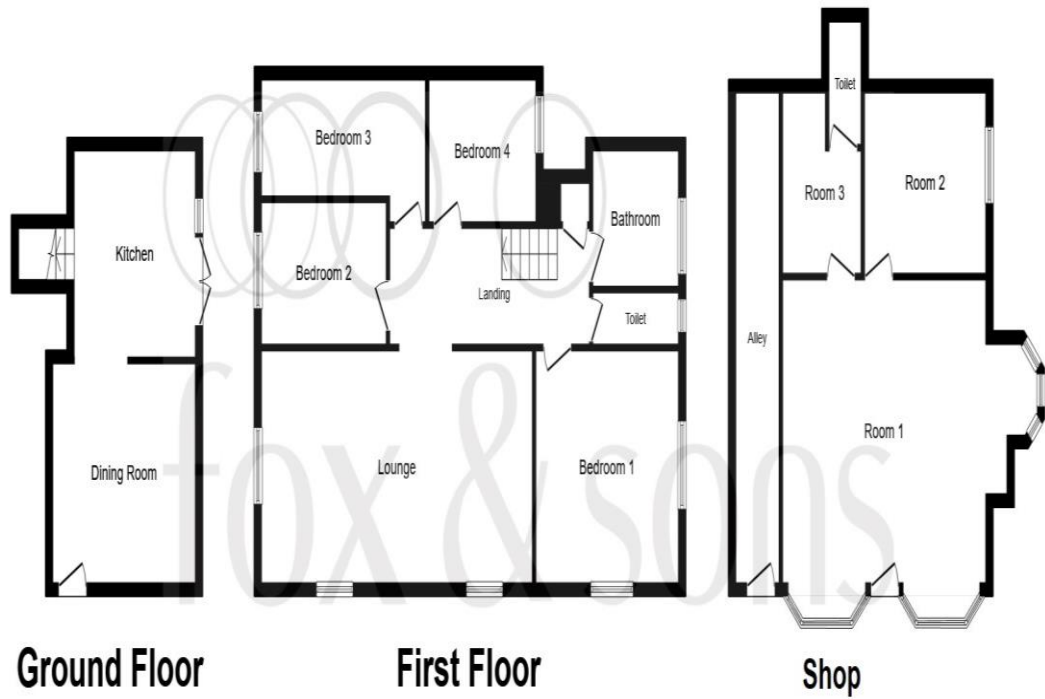
7' 2" x 9' 9" (2.18m x 2.97m)

Basement

Bathroom

7' 9" x 6' 9" (2.36m x 2.06m)

First Floor



Ground Floor

First Floor

Shop

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Fox & Sons Powered by www.focalagent.com



welcome to
**The Square,
Findon Worthing**

- FOX & SONS ARE DELIGHTED TO OFFER THIS BEAUTIFUL & UNIQUE GRADE II LISTED LINK-DETACHED PROPERTY IN FINDON VILLAGE
- PERFECT LIVE & WORK OPPORTUNITY
- REFURBISHED TO A VERY HIGH STANDARD
- SECLUDED COURTYARD TO THE REAR
- GARAGE

Tenure: Freehold EPC Rating: D

offers in the region of

£699,999



view this property online fox-and-sons.co.uk/Property/WWO105444

see all our properties on zoopla.co.uk | rightmove.co.uk | fox-and-sons.co.uk



Property Ref:
WWO105444 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.


fox & sons



01903 503906



WestWorthing@fox-and-sons.co.uk



21C Goring Road, West Worthing, WORTHING,
West Sussex, BN12 4AP



fox-and-sons.co.uk