



**First Avenue, Worthing BN14 9NP**



**welcome to**

**First Avenue, Worthing**

Fox and Sons are delighted to offer the rare opportunity to acquire this distinguished five bedroom period property in Charmandean. Boasting feature wrap-around gardens, ample living spaces and an abundance of original period features. Call 01903 209055.





**Ground Floor**



**First Floor**

**Entrance Hall**

19' x 9' 7" ( 5.79m x 2.92m )

**Lounge**

20' 7" x 15' 5" ( 6.27m x 4.70m )

**Kitchen**

13' x 12' 8" ( 3.96m x 3.86m )

**Utility Room**

**Reception Room**

11' 1" x 9' 8" ( 3.38m x 2.95m )

**Dining Room**

17' 8" x 12' 4" ( 5.38m x 3.76m )

**Main Bedroom**

20' 7" x 12' 5" ( 6.27m x 3.78m )

**Bedroom 2**

9' 5" x 9' 6" ( 2.87m x 2.90m )

**Bedroom 3**

14' 9" x 12' 6" ( 4.50m x 3.81m )

**Bedroom 4**

7' 9" x 7' 3" ( 2.36m x 2.21m )

**Bedroom 5**

12' 6" x 8' 6" ( 3.81m x 2.59m )

**Ground Floor W/C**

**First Floor W/C**

**Bathroom 1**

Total floor area 239.4 m<sup>2</sup> (2,577 sq.ft.) approx

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). Powered by [www.focalagent.com](http://www.focalagent.com)



welcome to

## First Avenue, Worthing

- SUPERB DETACHED RESIDENCE IN SOUGHT AFTER FIRST AVENUE
- FIVE BEDROOMS
- THREE RECEPTION ROOMS
- WRAP AROUND GARDENS
- BUILT CIRCA 1920

Tenure: Freehold EPC Rating: D

offers over

**£1,000,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [fox-and-sons.co.uk/Property/CWO110238](https://fox-and-sons.co.uk/Property/CWO110238)



Property Ref:  
CWO110238 - 0024

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fox & sons



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