



Asking Price
£550,000
Freehold

Ellis Avenue, Worthing

- Detached Chalet Bungalow
- Spacious Kitchen/Diner
- West Facing Garden
- NO CHAIN
- Three Double Bedrooms
- Off-Road Parking
- Garage and Workshop
- EPC Rating - TBC

We are delighted to offer to the market this well-presented three-bedroom detached chalet bungalow in the sought-after area of High Salvington, with local shops, schools, parks, bus routes, the South Downs National Park, and easy access to both the A27 and A24 nearby. The property comprises an entrance hallway, a living room, a spacious kitchen/diner, a bathroom, and three bedrooms, with two double bedrooms being on the ground floor and an upstairs master bedroom with an en-suite WC. Other benefits include a sunny and well-maintained west facing rear garden, off-road parking for multiple vehicles, a workshop, a garage, and having No Forward Chain.

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Accommodation

Front Garden

Off-road parking. Access to garage. Mature trees and shrubs. Pathway with pebble and shingle borders.

Porch

Entrance Hallway

Radiator. Coving. Storage Cupboard.

Kitchen/Diner 21'9" x 14'11" (6.63 x 4.56)

Wall, base and draw units. Split level oven. Four ring gas hob and overhead extractor. Tiled splashback. Integrated fridge/freezer. Radiator. Triple aspect double glazed windows with sliding doors and separate door to garden. One and a half bowl basin and drainer.

Living Room 14'11" x 14'5" (4.55 x 4.40)

Coving. Gas fire with surround and hearth. Radiator. Stained glass window. Double glazed sliding doors to west facing garden.

Bedroom Two 11'5" x 11'1" (3.50 x 3.39)

Double glazed bay window. Radiator. Coving. Fitted floor to ceiling mirrored wardrobe with shelving and hanging rail.

Bedroom Three/ Reception Room 11'4" x 11'1" (3.46 x 3.39)

Double glazed bay window. Radiator. Coving.

Bathroom

Tiled walls. Basin and large vanity unit with overhead mirrored storage. Down lights and shaver point. Panel enclosed bath. Low level flush W/C and storage unit. Radiator. Corner shower with wall mounted controls and shower attachment. Spotlights. Double glazed dual aspect frosted windows.

Turn stairs leading up. Door to:

Bedroom One 15'1" x 7'4" (4.60 x 2.24)

Double aspect velux windows with sea and South Downs views. Built in wardrobe. Fully accessible wrap around through eaves storage.

Separate WC

Basin and vanity unit. Radiator. Low level flush W/C.

Rear Garden

West facing. Electronically remote control operated awning. Paved seating area. Laid to lawn. Mature trees, shrubs and bushes. Flowered borders. Timber built pitched roofed shed. Side access. Outside power and lighting. Two outside power points. Door to:

Workshop 13'9" x 8'8" (4.20 x 2.65)

Double glazed window. Double glazed door leading to garden.

Garage 14'11" x 8'8" (4.55 x 2.65)

Up and over door.

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Floorplan



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.