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Description

A mid terraced house situated in good proximity to schools, shops, bus and train routes. The property is well presented and comprises of porch, living room, open plan kitchen / dining room. There is a modern shower room / w/c. Outside there is parking for two cars and a West facing rear garden. Viewing is recommended,.



Key Features

- Mid Terraced House
- West Rear Garden
- Open Plan Kitchen / Diner
- FREEHOLD
- Council Tax - C
- Three Bedrooms
- Driveway
- EPC rating - C
- Gas Heating
- Viewing Advised





Entrance Porch

Double glazed front door and windows, meter cupboard, door into;

Living Room

4.36 x 4.49 (14'3" x 14'8")

Measurements to include staircase, double glazed window, radiator, fireplace with electric inset fire, wall mounted controls, TV point, textured ceiling, double doors to

Kitchen/Dining Room

4.48 x 3.056 (14'8" x 10'0")

Measurements to include built in matching units, one and half bowl stainless steel sink unit inset to worktop with mixer tap, space and plumbing for washing machine, built in oven, hob and extractor fan, double glazed window and door into rear garden, radiator, smooth ceiling, under stairs storage.

Landing

Access hatch to loft space.

Bedroom One

4.81 x 2.60 (15'9" x 8'6")

Measurements to include built in cupboard housing wall mounted gas fired central heating combi boiler, double glazed window, radiator.

Bedroom Two

2.82 x 2.50 (9'3" x 8'2")

Measurements to include built in storage unit with hanging, radiator, double glazed window,.

Bedroom Three

3.30 x 1.83 (3.29 x 1.84) (10'10" x 6'0")

Measurements to include built in cupboard which houses storage and the bulkhead from the stairs, double glazed window, radiator.

Shower Room/w.c

Step in double shower cubicle with wall mounted shower, low level flush w/c, wash hand basin with storage below, obscured double glazed window, heated towel rail, tiled walls.

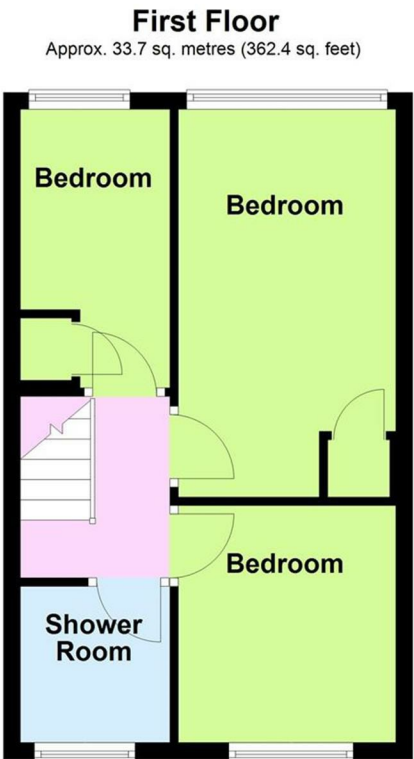
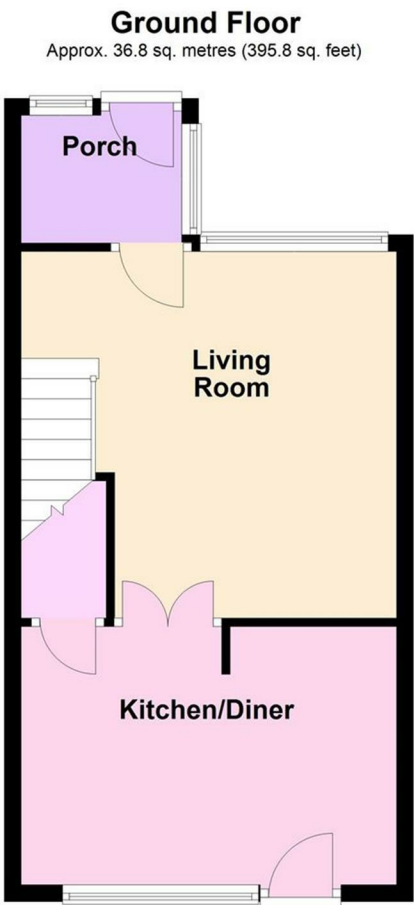
Driveway

Parking for two cars side by side.

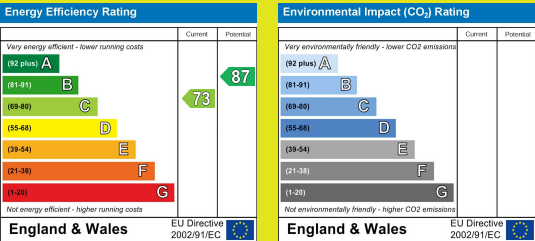
West Rear Garden

Patio, artificial lawn. shed, water tap, rear gate.

Floor Plan Patching Close



Total area: approx. 70.4 sq. metres (758.2 sq. feet)



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.

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