



**Guide Price**

**£240,000**

**Leasehold**

2x  1x  1x 

**Norwich Court,  
Pevensey Garden,  
Worthing, West Sussex,  
BN11**

**cubitt&west**  
Helping you move forwards





## Main features

- Well maintained property with beautiful communal gardens
- Light and spacious rooms with double bedrooms
- Situated off the famous Grand Avenue
- Bike storage
- Close to Worthing seafront, shops and transport links

## Accommodation

### FIRST FLOOR

Lounge/Dining Room: 25'5 x 19'7 (7.75m x 5.97m)

Kitchen : 11'0 x 7'2 (3.36m x 2.19m)

Bedroom 1: 13'0 x 11'6 (3.97m x 3.51m)

Bedroom 2: 12'4 x 9'2 (3.76m x 2.80m)

Shower Room

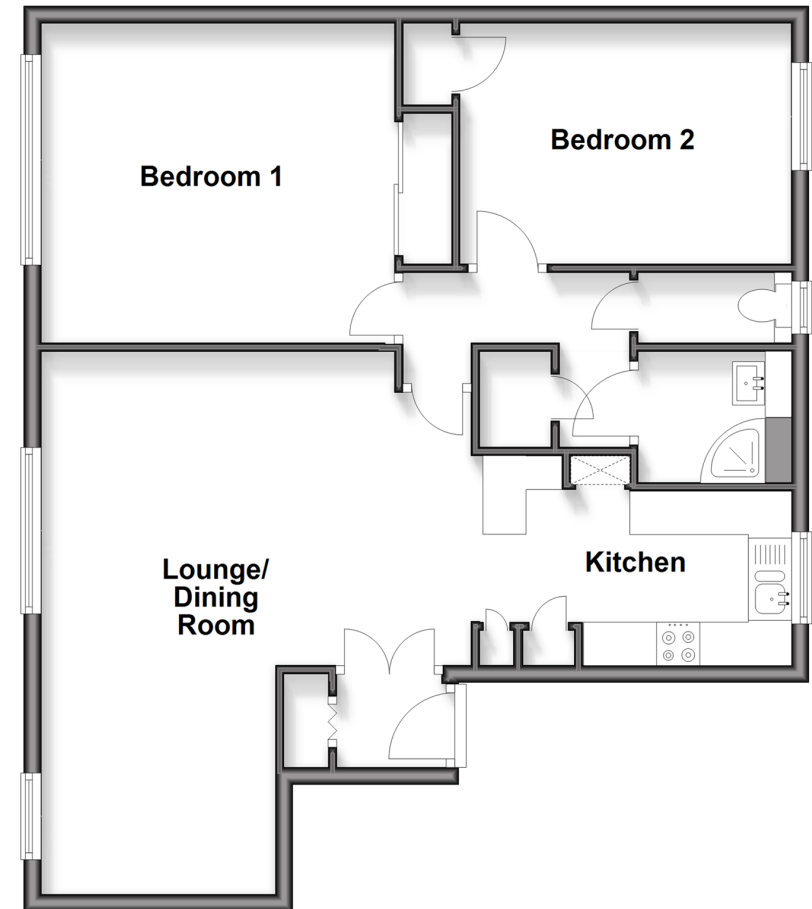
Separate WC

### OUTSIDE

Communal Gardens

### First Floor

Approx. 73.8 sq. metres (794.5 sq. feet)



**Call West Worthing - 01903 700657 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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