



**Adelaide Close, Worthing, BN13**  
**£300,000**



**Property Type:** Semi Detached House

**Bedrooms:** 3

**Bathrooms:** 1

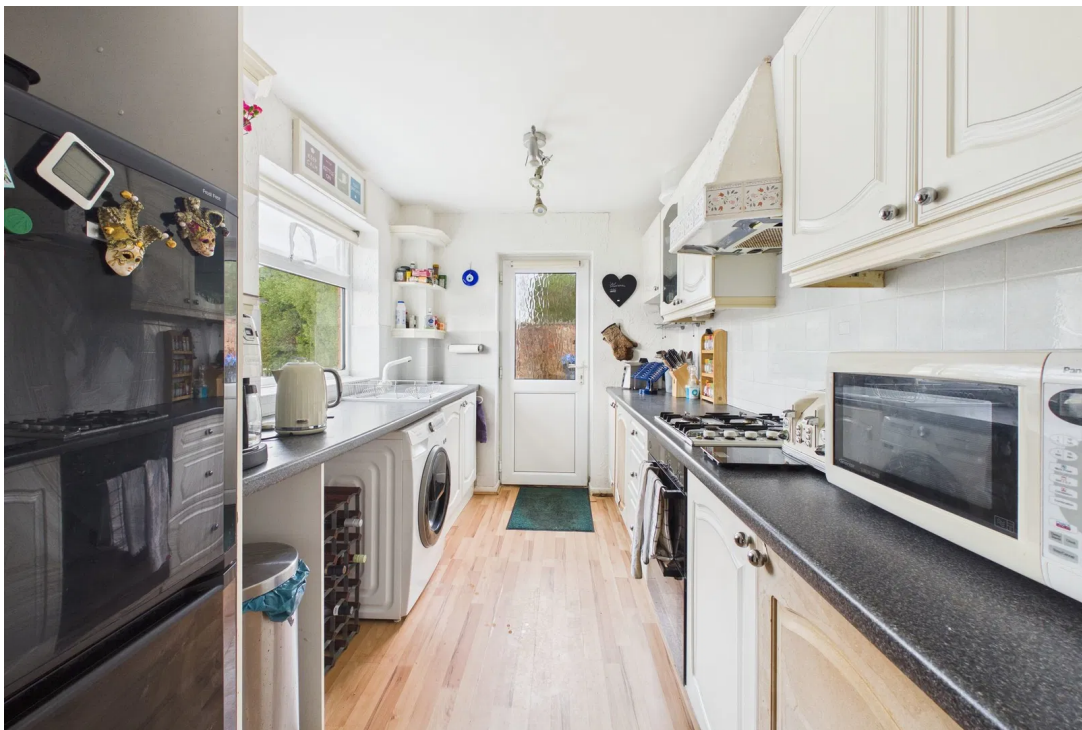
**Receptions:** 1

**Council Tax Band:** C

- Semi Detached House
- Three Bedrooms
- Lounge/ Dining Room
- Fitted Kitchen
- Family Bathroom
- Private Rear Garden
- Garage
- Off Road Parking
- Close To Local Shopping Facilities
- Bus Routes Nearby

We are pleased to offer this three-bedroom semi-detached house to the market. The property comprises a spacious lounge/dining room, separate kitchen, and family bathroom. Further benefits include a private rear garden, off-road parking, and a garage. The property is situated in a quiet cul-de-sac, just a short walk from local shopping facilities and bus routes.





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#### **INTERNAL**

The front door opens into a welcoming entrance hall providing access to all rooms. The ground floor features a spacious lounge/dining room with a large window and sliding doors opening onto the rear garden. The kitchen is fitted with a range of wall and base units and includes a built-in oven, gas hob, sink with drainer, space for appliances, and a door leading to the side of the property. On the first floor, there are three well-proportioned bedrooms. The primary bedroom benefits from built-in wardrobes with mirrored sliding doors. The bathroom is fitted with a corner shower, bath, wash hand basin, and WC.

#### **EXTERNAL**

To the front of the property, there is a lawned area with a pathway leading to the front door, along with a driveway providing off-road parking in front of the garage. The garage features an up-and-over door. A side gate provides access to the rear garden. The rear garden is mainly laid to lawn and includes a patio area ideal for outdoor furniture, with established flowerbed borders.

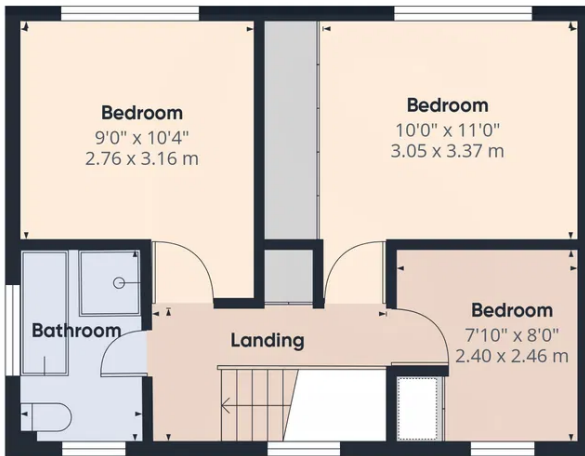
#### **SITUATED**

Located in a highly desirable residential area, this property boasts exceptional convenience. Tesco Superstore is just 0.3 miles away providing easy access to everyday essentials. Worthing Leisure Centre is situated approximately one and a half miles from the bungalow, while additional amenities on Salvington Road are within half a mile. The property also offers excellent transport links, with easy access to the A27 for convenient travel. Worthing Town Centre, with its wide array of shopping facilities, restaurants, pubs, cinemas, theatres, and leisure options, is just over three miles away. For commuters, Durrington-on-Sea Station is approximately one and a half miles from the property, and regular bus services operate nearby, ensuring easy connectivity.





Ground Floor



Floor 1



**Approximate total area<sup>(1)</sup>**

807 ft<sup>2</sup>  
75 m<sup>2</sup>

**Reduced headroom**

2 ft<sup>2</sup>  
0.2 m<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Whilst we endeavour to make our properties particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishing, gas fires, electrical goods/ fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.