

Palatine Road, Goring-by-Sea, Worthing, BN12

Guide Price **£335,000**

Jacobs | Steel









Property Type: Semi-Detached Bungalow

Bedrooms: 2

Bathrooms: 1

Receptions: 2

Tenure: Freehold

Council Tax Band: C

- Semi Detached Bungalow
- Two Double Bedrooms
- Fitted Kitchen
- Bathroom
- Lounge & Dining Room
- Good Size Rear Garden
- Chain Free
- Close To Local Shopping Facilities
- Transport Links Nearby

We are pleased to offer to the market this semi-detached bungalow, situated in a popular residential location. The property offers two double bedrooms, a fitted kitchen, lounge, dining room and bathroom. Externally, the bungalow benefits from a generously sized rear garden and off road parking. Conveniently located within easy reach of local shopping facilities and amenities, the property is offered for sale with no onward chain.





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INTERNAL

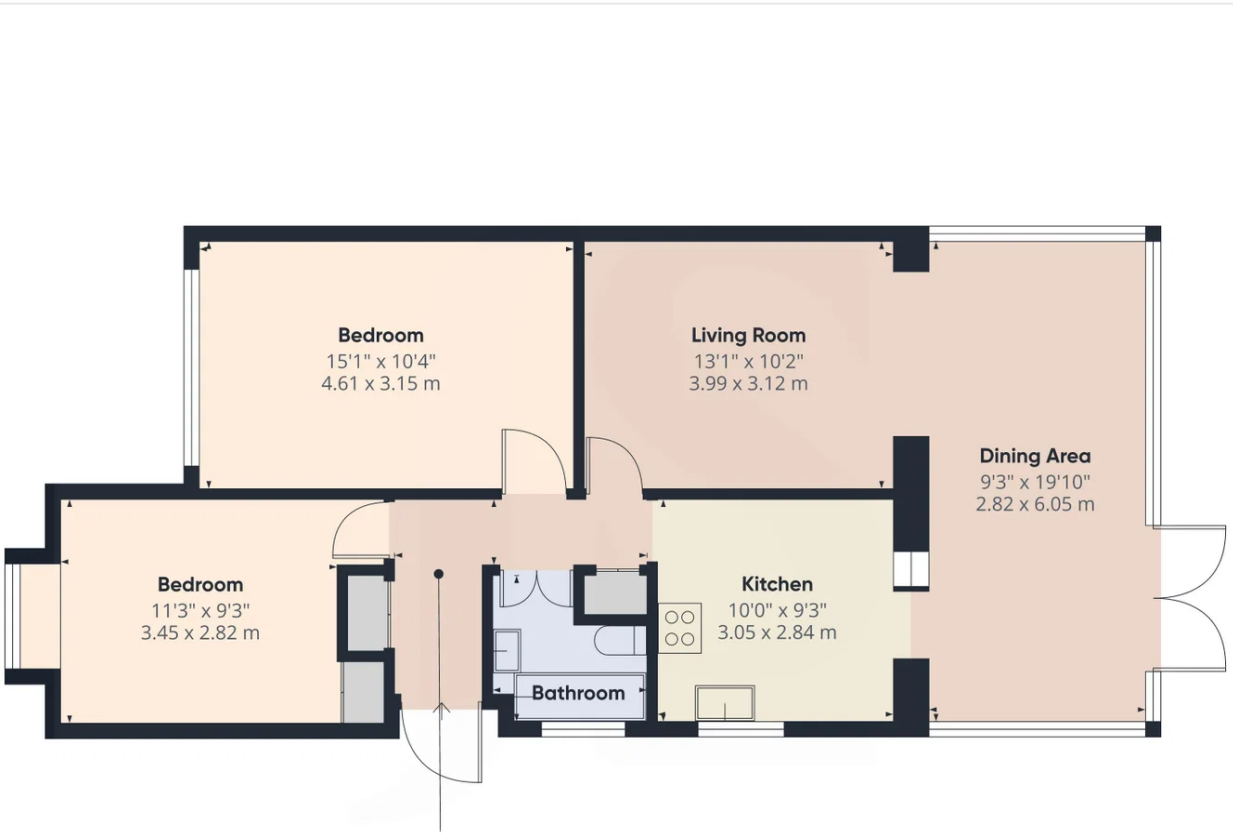
The front door opens into the entrance porch, leading through to the hallway with access to all rooms, a useful storage cupboard and an airing cupboard. The property offers two double bedrooms, both situated to the front and benefitting from wardrobe storage. The lounge is positioned to the rear of the bungalow, with an opening leading through to the dining area, which provides space for dining furniture and features a door opening directly onto the rear garden. The fitted kitchen comprises a range of matching wall and base units, an integrated fridge/freezer, built-in oven, gas hob, space for a washing machine, sink and drainer. The bathroom comprises a bath with shower over, wash hand basin and WC.

EXTERNAL

To the front of the property, the garden is predominantly laid to lawn with established hedges and plants. A shared driveway leads to a side gate providing access to the rear garden. The generously sized rear garden features a patio area, a section laid to lawn and a decked seating area to the rear, offering ideal spaces for outdoor dining and relaxing. The garden is complemented by established plants and shrubs and further benefits from a timber shed.

SITUATED

Located in the popular area of Goring-by-Sea, the property is well served by local amenities and transport links. Bus routes operate along Palatine Road and nearby The Boulevard, while Durrington-on-Sea train station is approximately 0.6 miles away, providing easy access to surrounding areas. Durrington High School is just 0.4 miles away on The Boulevard, and local shops can be found at The Strand shopping parade and Limbrick Corner, offering a range of amenities including convenience stores, and pharmacy.



Approximate total area(1)

807 ft²

75.2 m²

(1) Excluding balconies and terraces

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 out properties particulars accurate and reliable, we have not carried out a detailed survey. if there is any point which is of particular importance to your, please contact the office and we will be please to check the informaiton for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purpose 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.

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