

101 Ringmer Road, Worthing, BN13 1DX

Worthing

Offers Over

£400,000

Location:

Situated in this convenient location, Ringmer Road is positioned within the popular residential area of Tarring, a historic and well-established part of Worthing. The property is well placed for a range of local shopping facilities and amenities, with Thomas A' Becket, South Street, Tarring Village, The Strand parade and The Boulevard all within easy reach. A Tesco Extra Superstore is also approximately 1.2 miles away. Worthing town centre is just over 2 miles to the south-east and offers a more comprehensive range of shopping and leisure facilities, including cafés, bars, restaurants, the seafront promenade and pier, cinema and Worthing Hospital with its A&E department. The area is well served by a selection of schools, including Thomas A' Becket Infant and Junior Schools, Palatine Primary School, English Martyrs Catholic Primary School and Durrington High School. Regular bus services operate nearby, providing routes to Worthing town centre and surrounding areas, while Durrington railway station is approximately 0.6 miles away, offering convenient coastal and city rail services. For those travelling by road, the property also benefits from excellent access to the A259 coastal road, together with the A27 to the north, providing links towards Brighton, Chichester and the wider South Coast.

Disclaimer - "Please note: The appearance of the lawn in these images has been digitally enhanced using AI for illustrative purposes. The original photograph shows the lawn in its natural condition, and prospective purchasers should satisfy themselves as to the condition of the garden and lawn.



Key Features:

- Three Bedroom Semi-Detached House
- Bay-Fronted Living Room
- Open Plan Kitchen Dining Room
- Newly Fitted Kitchen
- Conservatory
- West Facing Garden
- Newly Fitted Shower Room
- Detached Garage
- Private Driveway
- Convenient Location

Property Description:

To the front, the property benefits from a lawned garden, while the driveway runs alongside the house, providing off-road parking and leading to the detached garage, which is set back from the property. A side gate provides convenient access through to the rear garden. On entering through the uPVC front door, you are welcomed into the entrance hallway. To the front of the property is a formal bay-fronted living room featuring an open fireplace, with a gas point also available should a gas fire be desired.

To the rear is a spacious open-plan kitchen and dining room. The kitchen has been newly fitted and features Shaker-style units, worktops, tiled splashbacks, an electric hob and oven, and a one-and-a-half bowl sink. There are also a number of electrical points and a useful understairs pantry cupboard. From the kitchen/dining room, there is access into a conservatory, which benefits from sliding doors opening directly onto the rear garden.

Upstairs, there are three good-sized bedrooms, along with a landing featuring a window and built-in storage cupboard. The property also benefits from a newly fitted shower room. A loft hatch is located within the third bedroom, providing access via a fitted ladder to a boarded loft room with power and lighting. The property's combi boiler has also been installed within the loft.

Outside, the property really comes into its own with a large west-facing rear garden, offering plenty of space for outdoor entertaining, children and gardening. The garden benefits from side access via the driveway and includes two sheds, one of which was built approximately one year ago, as well as a greenhouse.

The combination of well-proportioned accommodation, a newly fitted kitchen and shower room, conservatory, boarded loft room, private driveway, detached garage and substantial west-facing garden makes this an appealing family home.





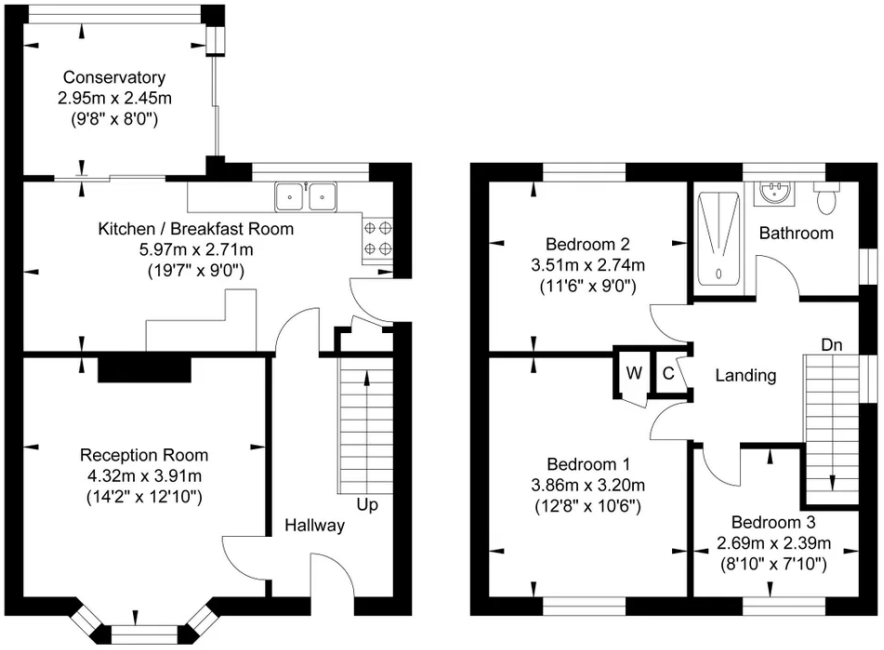








Ringmer Road



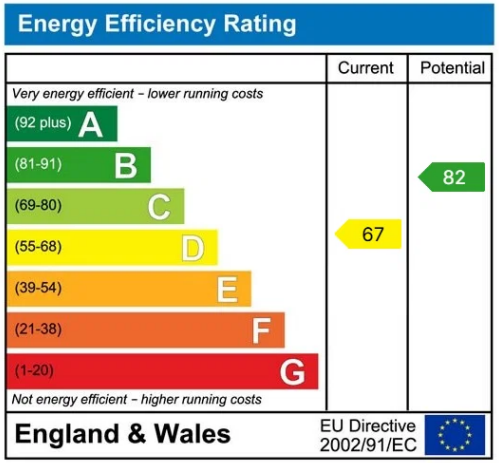
Ground Floor
Approximate Floor Area
520.21 sq ft
(48.33 sq m)

First Floor
Approximate Floor Area
430.55 sq ft
(40.0 sq m)

Approximate Gross Internal Area = 88.33 sq m / 950.76 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.







Additional information:
Should a purchaser have an offer accepted on a property marketed by us, they will be required to complete an identification check in line with Anti Money Laundering Regulations. This is a legal requirement and is carried out via a specialist third-party provider. The cost is £45 + VAT per purchaser, payable in advance once an offer is agreed and prior to the sales memorandum being issued. This fee is non-refundable.



Viewing
Strictly by appointment through Jackson Griffiths

01903 802772 | info@jacksongriffiths.co.uk

All dimensions are approximate and quoted for guidance only. Reference to appliances and/or services does not imply they are necessarily in working order or fit the purpose. Buyers are advised to obtain verification from their solicitors as to the Freehold/Leasehold status of the property and any fixtures and fittings.

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