



Guide Price
£325,000

Freehold

3x  1x  1x 

**Maybridge Square,
Goring-By-Sea,
Worthing, West Sussex,
BN12**

cubitt & west
Helping you move forwards



Main features

- Immaculately presented family home
- Very large & sunny private garden
- Off-street parking for 2/3 cars
- Quiet residential location
- Must be viewed



Nearest Schools

Primary Schools: The Orchards Community Middle School 0.6 miles, English Martyrs Catholic Primary, Worthing 1.0 miles, Thomas A Becket Middle School 1.4 miles
Secondary Schools: Durrington High School 1.2 miles, Oak Grove College 1.2 miles, Chatsmore Catholic High School 1.3 miles



Transport Information

Train Stations: Durrington-on-Sea 0.9 miles, Goring-by-Sea 1.0 miles, West Worthing 2.3 miles

Accommodation

GROUND FLOOR

Entrance Hall

Kitchen: 11'5 x 8'2 (3.48m x 2.49m)

Lounge: 21'7 x 13'4 (6.58m x 4.07m)

FIRST FLOOR

Landing

Bedroom 1: 13'6 x 10'1 (4.12m x 3.08m)

Bedroom 2 : 13'6 x 11'2 (4.12m x 3.41m)

Bedroom 3: 9'6 x 7'11 (2.90m x 2.41m)

Family Bathroom: 6'9 x 5'7 (2.06m x 1.70m)

OUTSIDE

Rear Garden

Driveway Parking

Call West Worthing - 01903 700657 ■ cubittandwest.co.uk

- A private rental licensing scheme applies to some properties in this area, please check with the Local Authority before proceeding
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details



40903718/20260218/ES/OM