



Terringes Avenue, Worthing, BN13

Guide Price **£400,000**



Property Type: Semi Detached House

Bedrooms: 3

Bathrooms: 1

Receptions: 2

Tenure: Freehold

Council Tax Band: C

- Extended Semi Detached House
- Three Bedrooms
- Modern Fitted Kitchen
- Living Room & Dining Room
- Bathroom
- South Facing Rear Garden
- Off Road Parking
- Chain Free
- Close To Local Primary & Secondary Schools
- Bus Routes Nearby

We are delighted to present this extended semi detached home to the market. Thoughtfully arranged throughout, the property features three bedrooms, bathroom, modern kitchen and south facing lounge/dining room that provides an inviting space for both relaxation and entertaining. The south facing rear garden offers a outdoor retreat, while the generous off road parking to the front adds to the home's practicality and appeal. Offered to the market chain free, and ideally positioned close to reputable local schools.





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INTERNAL

The front door opens into the entrance hall, giving access to the ground floor rooms and stairs rising to the first floor. To the front of the property is a modern fitted kitchen, offering a range of wall and base units, a sink with drainer, a breakfast bar, access to the boiler, and spaces for an oven, fridge, freezer, washing machine, and dishwasher. To the rear, the living and dining room has been extended and features south facing sliding doors leading out to the garden. On the first floor, there are three bedrooms, with the main bedroom benefiting from a south facing bay window. The family bathroom includes a bath with shower attachment, wash hand basin, and WC.

EXTERNAL

To the front, the property benefits from off road parking on a paved area, with a shared shingled driveway to the side. The frontage features a charming cottage style garden with a variety of mature plants, along with a timber gate providing access to the rear garden. The south facing rear garden is beautifully established, offering an array of plants and fruit trees. A pathway leads to the back of the garden where there is a hardstanding area, ideal for outdoor seating, along with a timber shed and a summer house.

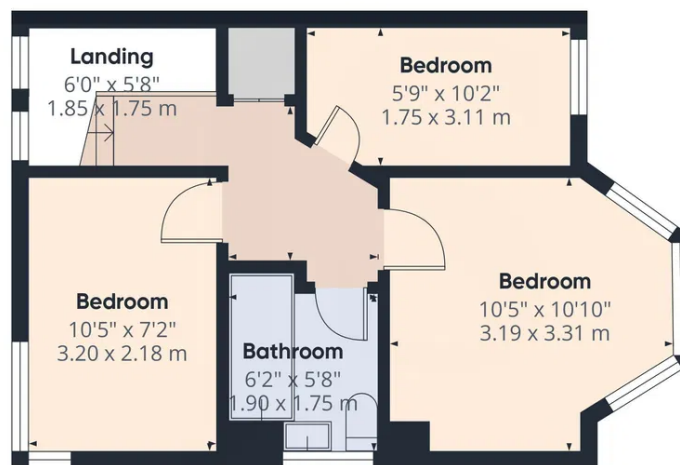
SITUATED

Located in the popular residential area of Tarring, the property enjoys easy access to a range of local amenities found in both Tarring Village and the Strand Parade, each approximately half a mile away. Convenient bus routes run along Terringes Avenue, while Worthing town centre, offering comprehensive shopping facilities, restaurants, pubs, cinemas, theatres, and leisure amenities, is situated around two miles from the property. For commuters, Durrington-on-Sea railway station is approximately three quarters of a mile away. Local primary and secondary schools are located within easy reach.





Ground Floor



Floor 1



Approximate total area^m
796 ft²
73.9 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.

GIRAFFE360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		79
(55-68) D	59	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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 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.