



Guide Price

£475,000

Freehold

4x  2x  1x 

**Shandon Road,
Worthing, West Sussex,
BN14**

OVER 60?

Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- **Fantastic family home**
- **Main bedroom boasts a dressing area & en-suite**
- **Extended to the rear with a modern fully fitted kitchen**
- **Low maintenance rear garden with garage**
- **Located in the heart of Broadwater close to local amenities**

Accommodation

GROUND FLOOR

Entrance Hall
 Kitchen / Diner: 19'0 x 15'0 (5.80m x 4.58m)
 Lounge: 14'0 x 11'0 (4.27m x 3.36m)
 Dining Area: 11'11 x 10'0 (3.63m x 3.05m)

FIRST FLOOR

Landing
 Bedroom 2: 12'0 x 10'5 (3.66m x 3.18m)
 Bedroom 3: 12'0 x 10'1 (3.66m x 3.08m)
 Bedroom 4: 8'4 x 8'2 (2.54m x 2.49m)
 Bathroom

SECOND FLOOR

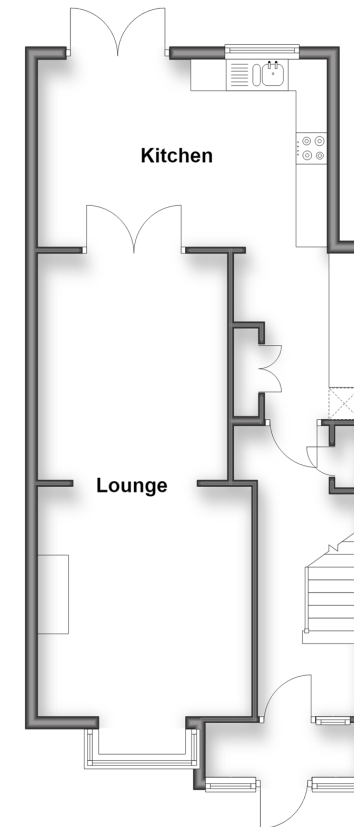
Landing
 Bedroom 1: 15'0 x 12'0 (4.58m x 3.66m)
 En-Suite Shower Room
 Dressing Area

OUTSIDE

Front & Rear Garden
 Garage With Power

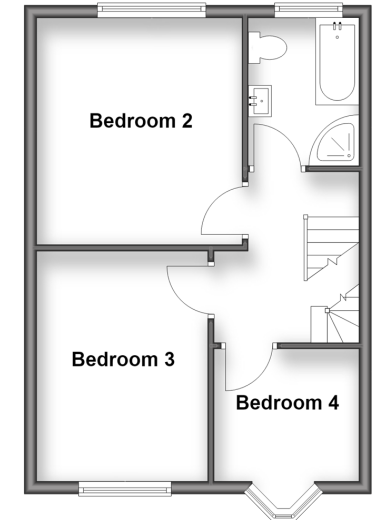
Ground Floor

Approx. 55.4 sq. metres (596.8 sq. feet)



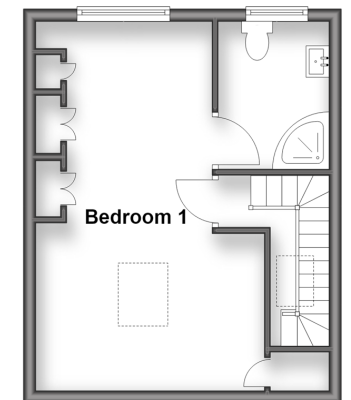
First Floor

Approx. 38.3 sq. metres (412.1 sq. feet)



Second Floor

Approx. 27.8 sq. metres (298.9 sq. feet)



Call Worthing - 01903 700657 ■ cubittandwest.co.uk

- If buying to rent, please check if Local Authority licensing schemes apply before proceeding
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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