

Ferring Lane, Ferring, Worthing, BN12

£550,000

Jacobs | Steel









Property Type: Detached Bungalow

Bedrooms: 3

Bathrooms: 1

Receptions: 1

Tenure: Freehold

Council Tax Band: E

- Detached Extended Bungalow
- Three Double Bedrooms
- Good Size Living/ Dining Room
- Fitted Kitchen
- Bathroom & En-Suite WC
- Off Road Parking
- Garage
- Good Size Private Rear Garden
- Corner Plot
- Close To Local Shopping Facilities

We are delighted to offer to the market this extended detached bungalow, situated in the popular village of Ferring. The property offers three bedrooms, a spacious living/dining room, fitted kitchen, bathroom and en-suite WC. Occupying a generous corner plot, the bungalow benefits from a good sized side garden, off road parking and a garage. Ideally positioned within easy reach of local shops, amenities and transport links, the property is well placed to enjoy all that Ferring has to offer.





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INTERNAL

A front door opens into the entrance porch, with a further door leading into the welcoming entrance hall, providing access to all rooms and useful storage cupboards. The property offers three well proportioned double bedrooms. The main bedroom benefits from dual aspect windows and an en suite WC, while bedroom two is also particularly spacious with dual aspect windows. Bedroom three is another generous double, enhanced by triple aspect windows allowing plenty of natural light. The spacious lounge/dining room provides ample space for both living and dining furniture and features a working log burner, creating an attractive focal point. Two sets of double doors open directly onto the rear garden. The fitted kitchen comprises a range of wall and base units with an induction hob, eye level double oven, one and a half bowl sink and drainer, and space for a fridge/freezer. An opening leads through to a useful rear lobby, with a door providing access outside. Completing the accommodation is a well appointed bathroom featuring a bath with shower attachment, separate walk in shower, WC and wash hand basin with storage beneath.

EXTERNAL

The property occupies a generous corner plot, with ample off road parking to the front for several vehicles. The garage benefits from power and lighting, an up and over door and a personal door providing direct access to the rear garden. The corner position provides additional outside space to both sides of the property, with side access adjacent to the garage and a further paved area to the opposite side. The private rear garden features a decked seating area, ideal for outdoor furniture and entertaining, with the remainder predominantly laid to lawn. Established hedging, mature trees and a variety of plants surround the garden, creating an attractive and secluded outside space.

SITUATED

In Ferring the bungalow is within easy walking distance of Ferring Village, which offers a wide range of amenities including a doctors' surgery, dentist, vets, library, deli, farm shop, Co-op, and various other local facilities. Ferring benefits from two small shopping parades, both served by frequent bus routes providing convenient access to Worthing town centre, approximately 3.8 miles away. The nearest railway station is Goring-by-Sea, located just over



Approximate total area(1)

1397 ft²

129.8 m²

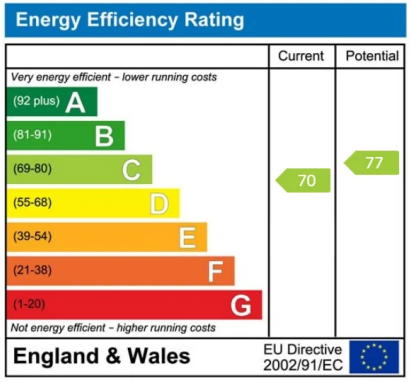
(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360







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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