

Hollingbury Gardens, Findon Valley, Worthing BN14 0EB

Guide Price **£400,000**

Jacobs | Steel









Property Type: Detached Bungalow

Bedrooms: 2

Bathrooms: 1

Receptions: 2

Tenure: Freehold

Council Tax Band: D

- Detached Bungalow
- Two Bedrooms
- West Facing Rear Garden
- Lounge
- Conservatory
- Kitchen
- Close to Local Amenities
- Chain Free
- Garage
- Off Road Parking

Situated in the highly sought-after area of Findon Valley, this charming detached two-bedroom bungalow offers well-proportioned accommodation, a delightful west-facing rear garden and the added advantage of being offered to the market chain-free. The property features a spacious lounge, conservatory overlooking the garden, kitchen/breakfast room and two double bedrooms, complemented by a shower room and separate WC. Further benefits include off-road parking and a garage.





INTERNAL
Upon entering the property, you are welcomed by a spacious entrance hallway, providing access to all the principal rooms and creating a practical flow throughout the bungalow. Positioned to the rear, the lounge is a particularly inviting reception space, offering plenty of room for comfortable furnishings and enjoying a pleasant outlook over the garden. Sliding doors lead through to the generous conservatory, an excellent additional reception area which provides a lovely spot to relax and unwind while enjoying views across the garden. With its sunny westerly aspect, this is an ideal space to make the most of the afternoon and evening sunshine.

The kitchen/breakfast room is a good-sized and functional space, fitted with a range of built-in units and complementary work surfaces. Integrated appliances include double ovens and a washing machine, with additional space for a fridge/freezer. A useful breakfast bar return provides an ideal spot for informal dining or a morning coffee.

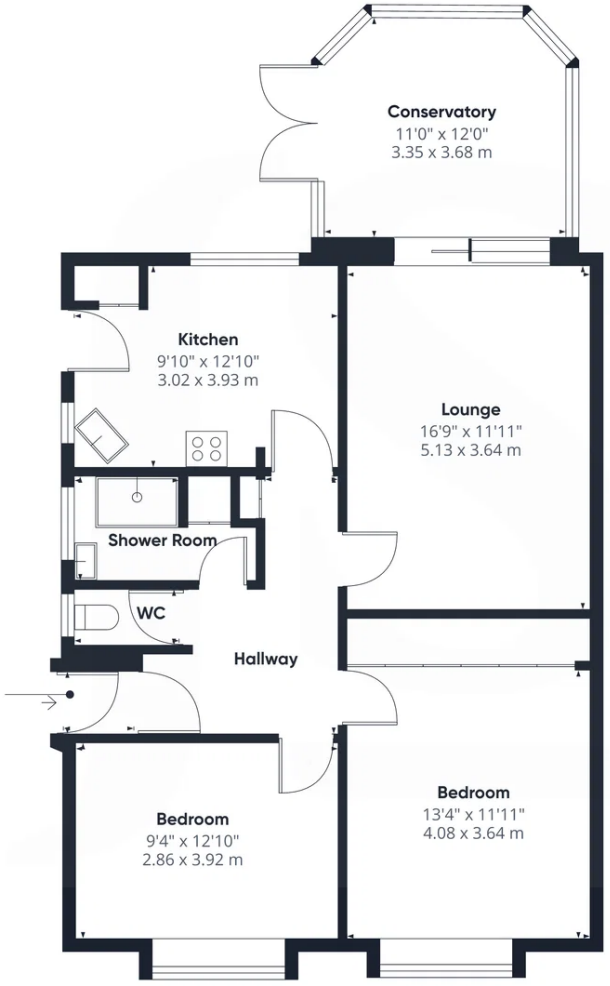
There are two well-proportioned double bedrooms, both offering comfortable accommodation and flexibility for guests, hobbies or home working if required. These are served by a conveniently arranged shower room, with the added benefit of a separate WC.

EXTERNAL
To the front, the property benefits from off-road parking, providing convenient access to the single garage, which is fitted with a roller shutter door and offers secure parking or useful additional storage.

The attractive west-facing rear garden is a particular feature, providing a private outdoor space which enjoys afternoon and evening sunshine. Mainly laid to lawn, the garden is complemented by a patio area, ideal for outdoor dining, entertaining or simply relaxing during the warmer months. Two useful storage sheds provide additional space for gardening equipment and outdoor essentials.

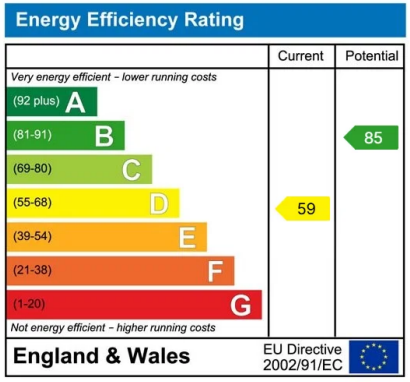
SITUATED
Hollingbury Gardens is ideally located in the sought-after area of Findon Valley, combining a peaceful residential setting with convenient access to local amenities. Nearby shops, cafés and essential services make day-to-day errands straightforward.

The surrounding countryside is another notable attraction, with the South Downs National Park close by and offering a wealth of opportunities for walking, cycling and enjoying the landscape. Local bus routes and access to the A24 and A27 provide useful connections to Worthing and the wider area, while Worthing town centre offers a broader range of shopping, dining, entertainment and cultural attractions.









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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