



Weald Place, Worthing, West Sussex BN13 2FA

Guide Price **£425,000**



Property Type: Link Detached House

Bedrooms: 3

Bathrooms: 2

Receptions: 2

Tenure: Freehold

- Semi-Detached
- Three Bedrooms
- Modern Kitchen
- Lounge/Diner
- Conservatory
- Bathroom & En-Suite
- Well Presented
- Garage
- Off Road Parking
- Chain Free

Built in 2018, this beautifully presented modern home offers stylish and comfortable accommodation arranged over two floors. Presented in excellent condition and offered to the market chain free, the property is ready to move straight into and features a contemporary kitchen, spacious lounge, versatile conservatory, three well-proportioned bedrooms, en-suite shower room and family bathroom. Outside, a delightful rear garden, garage and off-road parking.





SUMMARY

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INTERNAL

Stepping inside, the welcoming accommodation immediately offers a bright and contemporary feel throughout. The modern kitchen has been thoughtfully designed with everyday living in mind, featuring a sleek range of fitted units, integrated appliances and useful space for a dining table and chairs, creating a sociable setting for family meals and entertaining.

The comfortable lounge provides a relaxing central living space and benefits from French doors opening into the conservatory. This fantastic additional reception room offers a versatile space to enjoy throughout the year, with lovely views over the garden and sliding doors providing direct access outside. The layout creates a wonderful connection between the principal living areas and the garden. Also on the ground floor is a WC for added convenience.

Upstairs, there are three well-proportioned bedrooms, providing excellent accommodation for families, guests or those requiring additional space to work from home. The principal bedroom benefits from built-in wardrobes and its own en-suite shower room, while the remaining bedrooms are served by a modern family bathroom.

Beautifully maintained throughout and presented in move-in condition, this is a home that combines modern styling with practical and versatile living space.

EXTERNAL

The rear garden provides a lovely private outdoor space, ideal for relaxing, entertaining or enjoying time with family. The garden is complemented by a summerhouse and useful garden shed, providing excellent additional storage and the potential for a home office, hobby space or summer retreat.

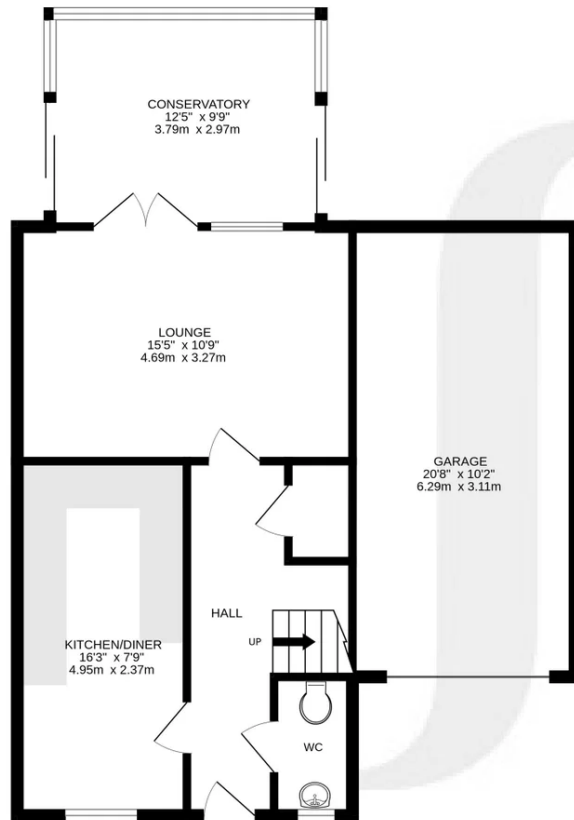
The property also benefits from a single garage and off-road parking, providing secure parking and useful additional storage. Overall, the combination of the attractive garden, garage and driveway makes the outside space both practical and enjoyable.

SITUATED

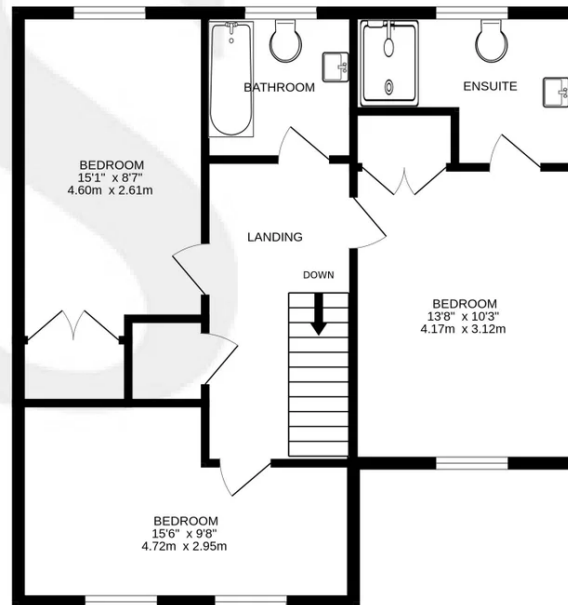
Weald Place enjoys a convenient and well-connected position, with a range of everyday amenities available nearby along Littlehampton Road, while Tesco Superstore is also within easy reach for larger grocery shopping. Worthing town centre is approximately two and a half miles away, offering an excellent selection of shops, restaurants, cafés, pubs, cinemas, theatres and leisure facilities. Durrington railway station is around one mile away, with regular bus services operating nearby, providing convenient transport links for commuters and residents alike.



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	