



Clifton Road, Worthing, BN11 4DP

£475,000



**Property Type:** Detached House

**Bedrooms:** 3

**Bathrooms:** 1

**Receptions:** 2

**Council Tax Band:** C

- Attractive Detached Family Cottage
- Three Bedrooms
- Large Dual Aspect Open Plan Living Space
- Modern Fitted Kitchen
- Original Features Throughout
- Stylish four-piece family bathroom
- Bifold Doors Which Lead To The Beautiful Garden
- Potential For Off Road Parking (STNC)
- Immaculate Throughout
- Close To Local Shops, Amenities & Mainline Train Station

Jacobs Steel are delighted to present this beautifully maintained detached family cottage, ideally positioned on the highly sought-after Clifton Road. Perfectly located, the property is within easy reach of local shops, amenities and the mainline station, with the town centre less than half a mile away. The home offers a bright and spacious open-plan living and dining area, flowing into a modern kitchen with bi-fold doors opening onto the garden, ideal for both entertaining and everyday family life. Upstairs, there are two generous double bedrooms, a further single bedroom, and a stylish four-piece family bathroom. Outside, the low-maintenance patio garden enjoys both morning and afternoon sun, creating a wonderful space to relax. There is also potential for off-road





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**Internal** To the front of this attractive cottage is a timber framed porch that covers the contemporary wooden front door. Upon entering the property, you are immediately welcomed into a bright and inviting open-plan living and dining area, beautifully enhanced by two original fireplaces that add a sense of charm and character. This generous space offers excellent versatility, providing ample room for comfortable seating, a dining table, and a variety of additional furnishings, making it perfectly suited to both relaxed everyday living and entertaining guests. In addition, this space benefits from large bi-folding doors that help create a seamless connection to the feature rear garden. The kitchen is conveniently positioned just off the dining area and has been thoughtfully fitted with a range of white wall and base units, complemented by warm wooden worktops that create a stylish and contemporary finish, along with plenty of storage and workspace. Ascending to the first floor, you are met with a spacious landing that provides access to all rooms. The property benefits from two well-proportioned double bedrooms, each offering plenty of space for wardrobes, bedside tables and further bedroom furniture. A third single bedroom is located at the front of the property, making an ideal home office, nursery or child's bedroom. Completing the upstairs accommodation is a modern and well-appointed four-piece family bathroom suite, finished to a high standard and designed with both style and practicality in mind.

**External** The bi-fold doors open out onto a generously sized, fully paved garden, offering a wonderfully low-maintenance outdoor space ideal for modern living. This thoughtfully designed area provides ample room for a variety of garden furniture, including outdoor seating and dining sets, making it perfect for relaxing in the sunshine or hosting al fresco meals. The garden enjoys a bright and open aspect, creating an inviting setting to unwind and make the most of warmer days.

**Location** Nestled in one of Worthing's most sought-after residential area, Clifton Road offers the perfect blend of convenience, charm, and community. Just a short stroll from the vibrant town centre, local shops, cafés, and restaurants, residents enjoy everything they need on their doorstep. The mainline train station is within easy reach, providing excellent connections to Brighton, London, and beyond. For leisure and outdoor pursuits, the seafront and promenade are only a short walk away, along with parks, green spaces, and highly regarded local schools. Quiet, tree-lined, and brimming with character, Clifton Road is ideal for families, professionals, and anyone seeking a welcoming neighbourhood with both charm and accessibility.

**Council Tax** Band C





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.