



St Georges Road | Worthing | BN11 2DS  
Offers Over £675,000



Jacobs Steel are thrilled to present for sale this rarely found and charming mid-terraced period family home, located in the sought-after residential area of Worthing. This delightful property is positioned less than 150 meters from the seaside and features four spacious double bedrooms, two reception rooms, an open-plan kitchen/diner, an east-facing garden, and is available for sale without any ongoing chain.



## Key Features

- Period Mid-Terraced Family House
- Four Double Bedrooms
- Two Reception Rooms
- Open Plan Kitchen/Diner
- Wealth Of Original Features
- Large Rear Garden
- Potential For Off Road Parking (STNC)
- Less Than 150 Metres To Worthing Seafront
- No Ongoing Chain



**4 Bedrooms**



**1 Bathroom**



**2 Reception Rooms**

### INTERNAL

At the front of this magnificent period home stands a porch that shelters the original glazed wooden front door. Once inside, you step into the internal porch, a convenient spot to remove shoes and hang coats before entering the inviting entrance hall. This hall showcases numerous original features such as intricate coving, a stunning tiled floor, and a stained glass front door. The living room boasts a spacious bay window and an ornate cast iron fireplace with a mantle. Additionally, there is another reception room currently utilised as a bedroom, featuring another ornate cast iron fireplace and sliding doors leading to the rear garden. The kitchen, measuring a generous 26'2" x 11'5", offers wooden units with worktops, space for a dishwasher, washing machine, and a range-style cooker. The dining area comfortably fits a dining table, chairs, and a sofa, with doors opening to the rear garden. Throughout the ground floor, original stripped wood floorboards run seamlessly. Upstairs, you'll find four bedrooms, a bathroom with a separate WC. The main bedroom impressively measures 19'4" x 15'5" with a large bay window and access to the west facing balcony. The bathroom features a panelled bath with a shower over, wash hand basin, WC, and an original wooden sash window.

### EXTERNAL

Positioned on a spacious plot, the charming front garden boasts a variety of planted shrubs and is enclosed by a dwarf wall on all sides. The distinctive walled rear garden, of ample size for a town centre, features mature planted borders that form a private and secluded space ideal for family enjoyment throughout the year.

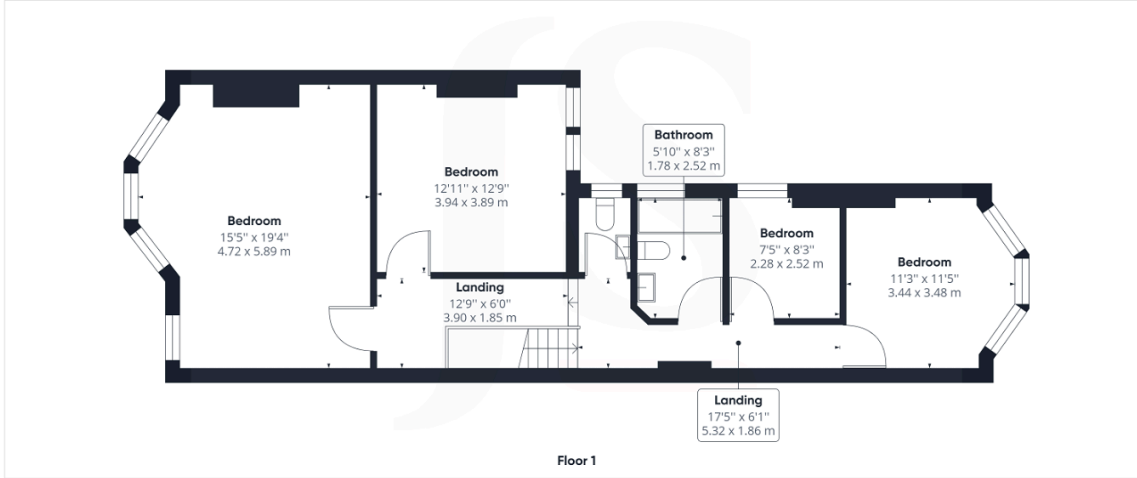
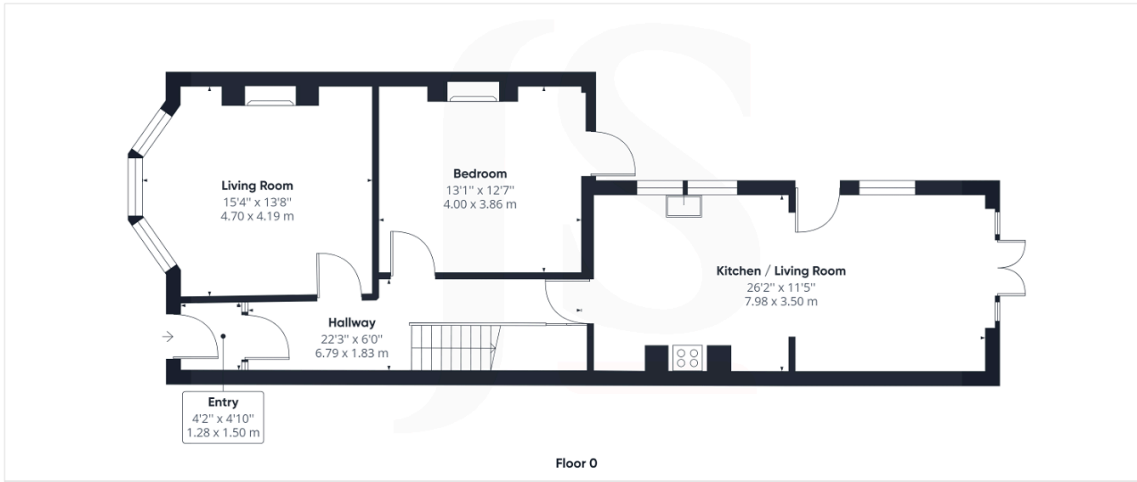
### LOCATION

This charming period property is situated in a prime location within central East Worthing, one of Worthing's most esteemed areas. Just a short distance of less than 150 metres to Worthing Seafront and 750 meters to the town centre, you'll have easy access to some of the finest dining spots and cafes in the vicinity. Nearby, you'll find the acclaimed leisure facility, Splashpoint, with its two swimming pools, spa, and gym. Adjacent to Splashpoint are three parks and a sea-themed children's playground. For commuters, Worthing train station provides regular services along the coast and to London.

Council Tax Band E



To book a viewing contact us on: 01903 206000 | [worthing@jacobs-steel.co.uk](mailto:worthing@jacobs-steel.co.uk) | [jacobs-steel.co.uk](http://jacobs-steel.co.uk)



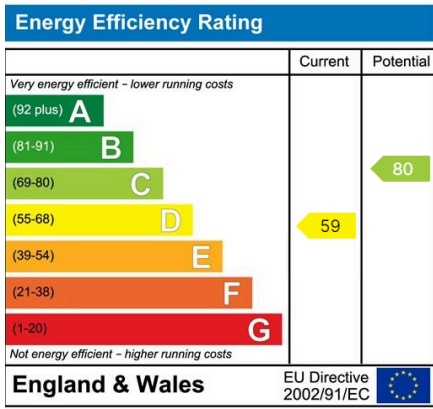
**JS**

Approximate total area<sup>(1)</sup>  
 1609.10 ft<sup>2</sup>  
 149.49 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

**GIRAFFE 360**



## Property Details:

Floor area \*as quoted by EPC: 1711 SqFt

Tenure: Freehold

Council tax band: E

Whilst we endeavour to make our property 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, furnishings, gas fires, electrical goods/ fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.