



Rose Walk, Goring-by-sea, Worthing, BN12 4AU
Guide Price £600,000



We are pleased to be able to offer a well presented extended, semi detached house to the market. The property offers three bedrooms, open plan kitchen/ living space, ground floor WC, separate lounge and ground floor study. The property also offers a rear garden, off road parking and being within walking distance to the local shopping facilities, transport links and Seafront.



Key Features

- Extended Semi Detached House
- Three Double Bedrooms
- Open Plan Kitchen/ Living Space
- Family Bathroom, Ensuite & Ground Floor WC
- Seperate Lounge and Study
- Rear Garden
- Off Road Parking
- Walking Distance To Worthing Seafront
- Close To Local Shopping Facilities



4 Bedrooms



3 Bathrooms



1 Reception Room

INTERNAL

Front door leading into the entrance hall with access to all ground floor rooms and stairs rising to the first floor. To the front of the property there is a separate lounge with bay fronted window with built in shelving, log burner and timber beam above. The ground floor study is located to the front. The open plan kitchen/ living space offers space for living furniture and dining furniture, log burner and kitchen. The kitchen comprises of wall and base units space for American fridge/ freezer, space for rangemaster oven, space for dishwasher, space for washing machine, sink and drainer. Opening leading into the extended space which offers a large sky light, bi-fold doors and floor to ceiling windows looking out to the rear garden. On the first floor there are three bedrooms. The primary bedroom offers a bay fronted window and built in wardrobes. The bathroom comprises of P shape bath with shower above, glass shower screen, wash hand basin and WC.

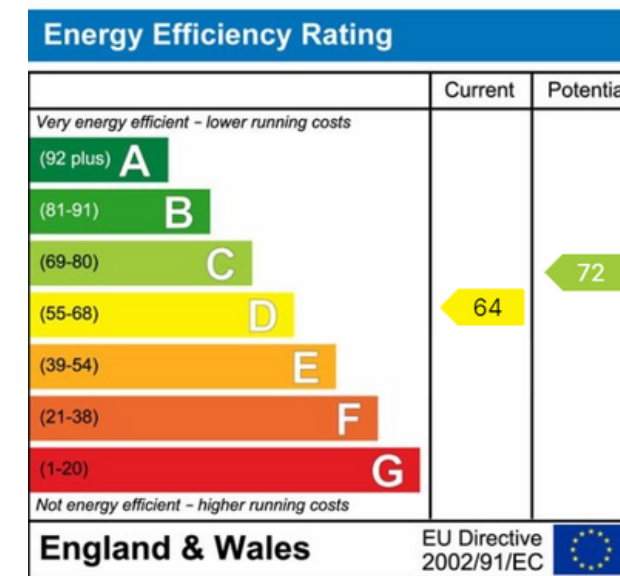
EXTERNAL

To the front there is off road parking for several cars and section laid to lawn, mature tree, shrubbery, timber gates and timber gate leading to the rear garden. The rear garden has been laid to lawn, with timber sleepers, flowerbed borders and decking.

SITUATED

In popular Rose Walk, the property is 0.9 miles from West Worthing train station. Bus routes close by on Goring Road. Goring Road shopping facilities can be round only 0.2 miles away which offers eateries, convenience stores, pharmacy and banks. Worthing town center with its comprehensive shops, restaurants and theaters is approximately 1.4 miles away.





Property Details:

Floor area (as quoted by EPC: tbc sqm)

Tenure: Freehold

Council tax band: D

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.