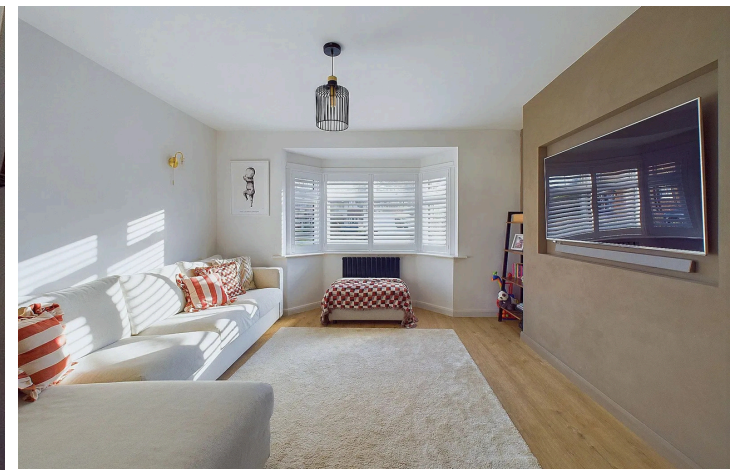




Loxwood Avenue | Thomas A'Becket | Worthing | BN14 7RF
£600,000



This beautifully designed home offers both style and practicality, with open plan kitchen/diner, separate living room, utility room and w/c, three bedrooms and a feature bathroom. The property benefits from a West facing rear garden and detached garage.



Key Features

- Extended Semi Detached House
- Immaculate
- Feature Kitchen/Diner/Family Room
- Three bedrooms
- Spacious Bathroom
- Ground Floor W.C & Utility Room
- Redecorated Throughout
- West Facing Garden
- Large Driveway & Detached Garage
- Highly Sought After Location



3 Bedrooms



1 Bathroom



3 Reception Rooms

INTERNAL

Upon entering, you are welcomed into a bright and spacious hall, leading to the stunning kitchen/diner and family room. This incredible space has been extended to create the perfect open-plan living area, featuring contemporary doors spanning the rear, offering beautiful views of the garden. The stylish kitchen boasts a range of modern units, complimented by a striking granite-topped island. A door from the kitchen leads to a convenient utility room and a ground-floor W.C. Seamlessly flowing from the kitchen, the separate living room offers a cosy retreat, enhanced by a charming bay window that fills the space with natural light. Upstairs, the impeccable presentation continues with three well-appointed bedrooms, including a main bedroom with fitted wardrobes. The spacious bathroom is a standout feature, showcasing a luxurious freestanding bath, a separate shower, and a sleek modern vanity unit with sink and a Bluetooth-enabled mirror.

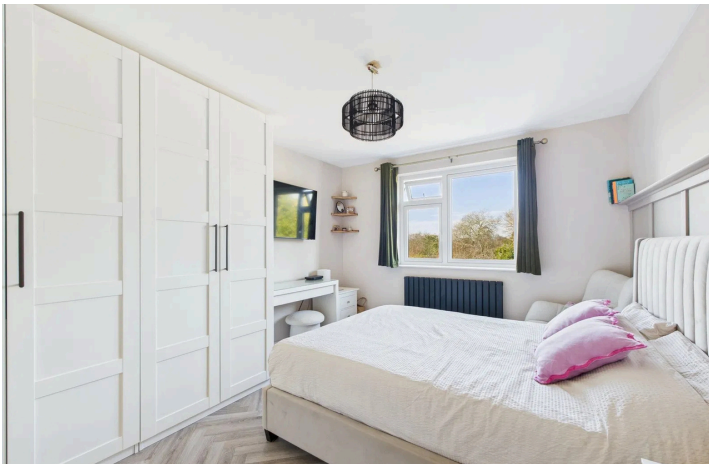
EXTERNAL

The rear garden is a sought-after west-facing aspect, benefiting from plenty of sunlight throughout the day. Mainly laid to lawn, it provides a generous outdoor area, perfect for relaxation, play, or entertaining. The front garden is equally impressive, offering both privacy and practicality. Its spacious layout provides access to the garage and ample parking for both the homeowner and visitors.

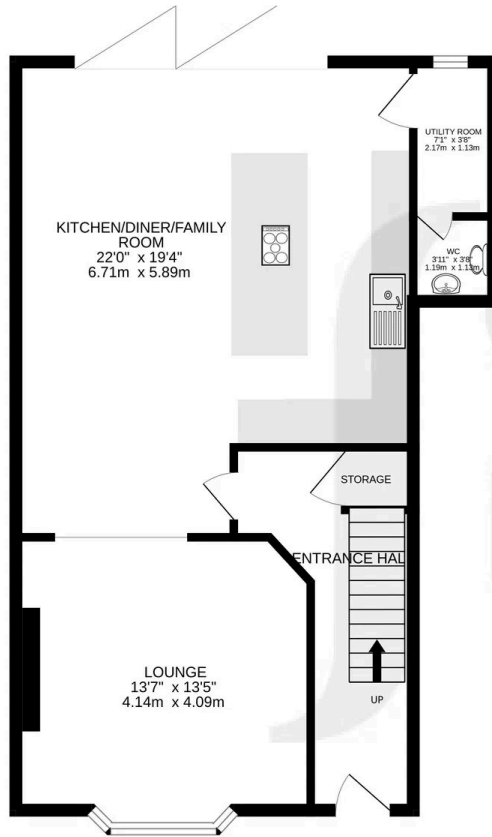
LOCATION

Located in a highly sought after road in the Thomas A Becket area of Worthing. Local shops are available within a short walk from the property at either Rectory Road or Broadwater's main high street. Falling under the popular Thomas A Becket and Broadwater C of E Primary school catchment area the road is very popular with families of all ages. Both Worthing and West Worthing Stations are easily accessible by foot or by car. Buses run along nearby Wiston Avenue or Poulters Lane.

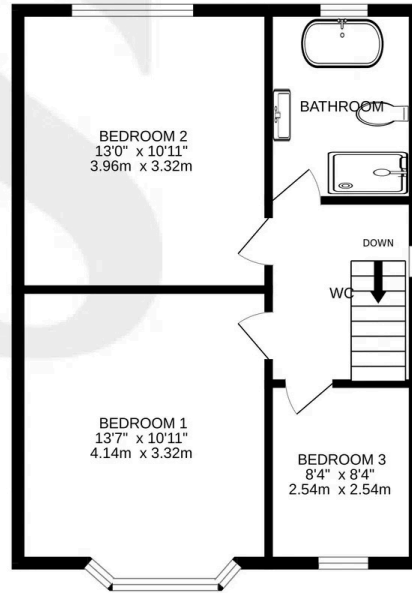
Council Tax Band: D



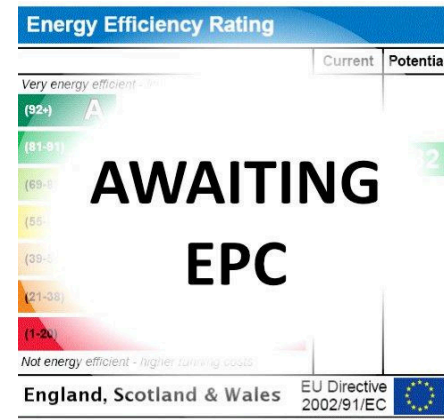
GROUND FLOOR



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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Property Details:

Floor area *as quoted by EPC: 1302 SqFt

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.