



Broadwater Way | Broadwater | Worthing | BN14 9LH  
Offers In The Region of £355,000





We are delighted to offer for sale this rarely available and spacious semi detached bungalow situated in this highly sought after Broadwater location close to local shops, amenities and mainline train station. The property boasts two double bedrooms, west facing living room, fitted kitchen & bathroom, mature rear garden, off road parking and is sold with no ongoing chain.





## Key Features

- Semi Detached Bungalow
- Two Double Bedrooms
- West Facing Reception Room
- Fitted Kitchen & Bathroom
- East Facing Rear Garden
- Scope For Extension (STPP)
- Off Road Parking
- Highly Sought After Broadwater Location
- Close To Local Shops, Amenities & Mainline Train Station
- No Ongoing Chain



**2 Bedrooms**



**1 Bathroom**



**1 Reception Room**

### INTERNAL

The double glazed front door opens into the entrance porch, which provides a convenient place to hang coats and kick off shoes before entering into the bungalow. Positioned at the front of the property is the west facing living room which measures a generous 14'5" x 10'11" and has plenty of space for both living and dining room furniture. Both bedrooms are double and measure 12'1" x 10'10" and 11'3" x 7'11" with space for a double bed alongside various other bedroom furniture. The main bedroom is located at the rear of the property and has direct views over the mature east facing rear garden. Positioned adjacent is the kitchen which has been fitted with an array of wall and floor mounted units, with space for a family sized breakfast table and access to the conservatory. The conservatory has dual aspect views, with windows facing north, east and south.

### EXTERNAL

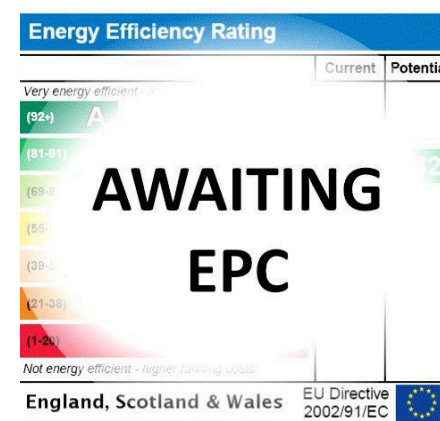
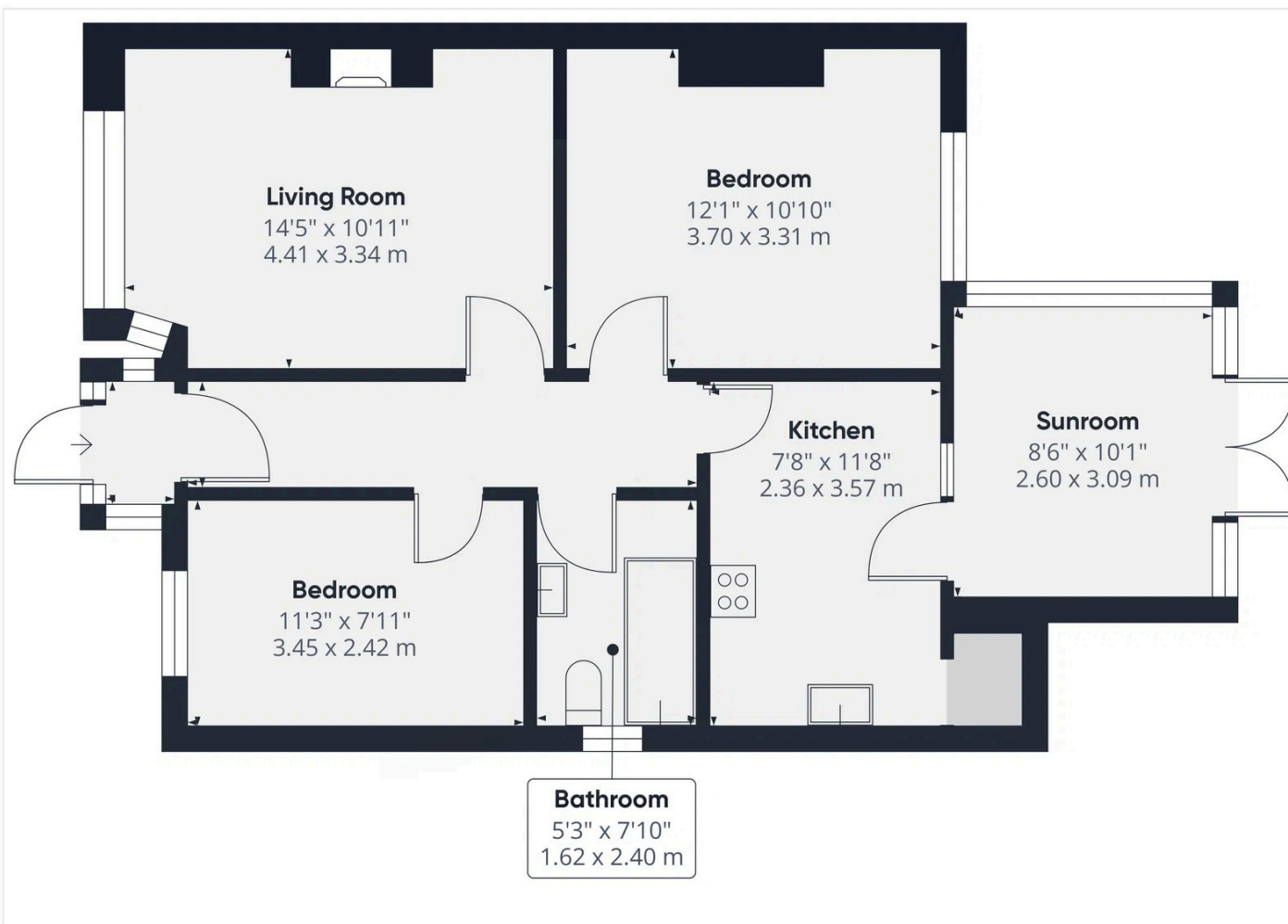
To the front of this attractive bungalow is a well matured front garden with multiple plants, tree's, a path leading to the front door and off road parking for one. The east facing rear garden has been cleverly divided into two spaces with an area laid with lawn and the rest laid with paving to create an ideal space for an outdoor table and chairs. There are multiple sheds down the side of the property.

### LOCATION

Situated In this popular residential position being approximately half a mile from Broadwater Village Centre with its local shops, whilst Worthing Town Centre with its comprehensive range of shopping facilities and amenities is under a mile away. Worthing Central train station is jut over a mile away with local schools for all ages within easy reach whilst bus services to surrounding districts pass close by.

Council Tax Band C





## Property Details:

Floor area \*as quoted by floorplan

Tenure: Freehold

Council tax band: C

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.