



Sackville Road | Broadwater | Worthing | BN14 8BH
£400,000



Jacobs Steel are delighted to bring to market this deceptively spacious and rarely available end-of-terrace family home, proudly offered for sale for the first time in several decades. Set on a highly desirable and established residential street, this much-loved property occupies a generous south-facing plot, offering ample outdoor space and fantastic potential. Boasting three well-proportioned bedrooms, two bright and inviting reception rooms, a fully fitted kitchen, and a family bathroom, the home is perfectly suited to growing families or those looking to put down roots in a sought-after location. Further benefits include the potential to create off-road parking, and the added advantage of no onward chain, ensuring a smooth and swift purchase process. This charming home offers a rare opportunity to update and personalise this family residence in a prime location—viewing is highly recommended to appreciate the full potential on offer.



Key Features

- End Of Terrace Family Home
- Three Bedrooms
- Two Reception Rooms
- Fitted Kitchen & Bathroom
- Large Feature South Facing Rear Garden
- Potential For Off Road Parking
- Popular Residential Location
- Close To Shops, Amenities & Mainline Train Station
- No Ongoing Chain
- Viewing Considered Essential



3 Bedrooms



1 Bathroom



2 Reception Rooms

INTERNAL

Stepping through the charming front door, you are greeted by a bright and welcoming entrance hallway, filled with natural light and offering access to all principal ground floor rooms, as well as a staircase rising gracefully to the first floor. At the heart of the home are two beautifully proportioned adjoining reception rooms, currently opened up to create a wonderfully spacious and adaptable open-plan living area — ideal for modern family living, entertaining guests, or simply relaxing in comfort. For those seeking a more traditional layout, the original division could easily be reinstated. The front reception room enjoys a striking bay window that frames pleasant views and floods the space with light, while the rear dining area offers seamless access to the stunning south-facing garden. With large windows and garden views, both rooms are bathed in natural sunlight throughout the day, creating a warm and inviting atmosphere. Conveniently located just off the dining room, the kitchen enjoys the same delightful views across the beautifully landscaped rear garden, making it a light and pleasant space to cook and unwind. Thoughtfully designed, it is fitted with a stylish range of gloss white wall and base units, perfectly complemented by sleek black worktops for a modern, high-contrast finish. There is ample space and plumbing for a selection of white goods, ensuring both practicality and versatility for everyday living. Also in the kitchen is a recently installed Worcester Bosch combination boiler, fitted in 2023. On the first floor, the property offers three good-sized family bedrooms. The principal bedroom sits to the front of the house and benefits from a bay window, measuring a spacious 13'7" x 10'5", providing plenty of natural light and ample room for furniture. The family bathroom completes the accommodation and is fitted with a modern full suite, including a walk-in shower cubicle, WC, and hand wash basin.

EXTERNAL

The front garden is beautifully enclosed by mature hedgerows and fencing, offering a private and peaceful setting that enhances the home's curb appeal. This space provides excellent potential for off-road parking, subject to the usual planning consents, making it a highly versatile addition to the property. The stunning rear garden enjoys a desirable south-facing aspect, beautifully cultivated over many years to create a serene outdoor retreat. A delightful array of mature trees add charm and privacy to the space. A thoughtfully positioned patio area maximizes the garden's exposure to the sun throughout the day, providing the perfect spot to relax and enjoy the outdoors.

LOCATION

Situated Ideally positioned on one of the most sought-after roads in the desirable Willmore Phillips district of Broadwater, this superb family home offers the perfect balance of convenience, connectivity, and community. Located less than 1km from Worthing's vibrant town centre, residents are perfectly placed to enjoy a wealth of local amenities—from high street shopping and independent boutiques to an excellent selection of restaurants, cafés, traditional pubs, cinemas, and theatres. The area also boasts a range of recreational and leisure facilities, making it ideal for active families and those who enjoy a lively social scene. Commuters will appreciate the excellent transport links, with both East Worthing and Worthing mainline railway stations just half a mile away, providing regular services to Brighton, London, and beyond. Frequent local bus routes also operate nearby, and the property benefits from swift access to the A27 and A24. Adding to its appeal, this home falls within the catchment area for highly regarded local schools, making it a truly outstanding choice for families looking to secure a property in a well-connected and family-friendly location.



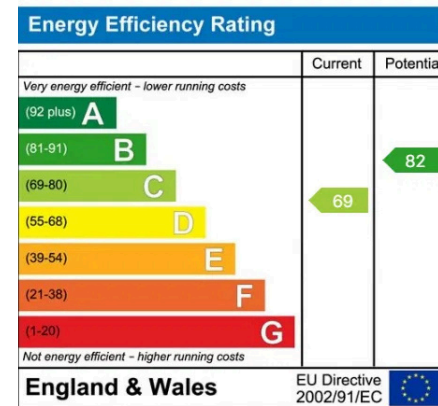
To book a viewing contact us on: 01903 206000 | worthing@jacobs-steel.co.uk | jacobs-steel.co.uk



Ground Floor



Floor 1



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.