



Alberta Walk, Worthing, BN13 2SG

Guide Price £300,000





We are delighted to present this attractive mid-terrace house to the market. The property offers two spacious double bedrooms, a modern fitted bathroom, and a contemporary fitted kitchen. The generous lounge/dining room provides an inviting space for both relaxation and entertaining. Additional benefits include an allocated parking space conveniently located adjacent to the rear gate, a garage situated in a nearby compound and a well-maintained west facing rear garden, perfect for enjoying the afternoon sun.





# Key Features

- Mid Terrace House
- Two Double Bedrooms
- Modern Fitted Kitchen
- Modern Bathroom
- Lounge/ Dining Room
- Entrance Porch
- Allocated Parking Space Located Next To The Garden Gate
- Garage in Compound
- West Facing Rear Garden
- Entrance Porch



**2 Bedrooms**



**1 Bathrooms**



**1 Reception Room**

## INTERNAL

The front door opens into a welcoming entrance porch, providing space and hooks for coats and shoes. A further door leads into the spacious lounge/dining room, which comfortably accommodates both living furniture and a dining table and chairs. A full-length window floods the room with natural light. From the lounge/dining area, a door leads into the fitted kitchen, which features a range of white wall and base units, built-in oven, electric hob, sink with drainer and space for appliances including a fridge/freezer, washing machine and tumble dryer. The kitchen also benefits from a larder-style cupboard and a door providing direct access to the west-facing rear garden. Upstairs, there are two generously sized double bedrooms, both offering built-in wardrobes that maximize floor space and leave ample room for additional bedroom furniture. The first floor also includes a storage cupboard for added convenience. The bathroom is fitted with a bath and overhead shower, complemented by a glass shower screen, mixer taps, an inset shelf, a wash hand basin and a WC.

## EXTERNAL

The front of the property has been laid with brick paving, ensuring low maintenance upkeep. The rear garden enjoys a west facing aspect and features a well maintained lawn, complemented by patio areas and flowerbed borders. A gate at the rear provides direct access to the allocated parking space. Additionally, a garage is conveniently located in a nearby compound, just around the corner.

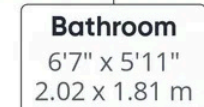
## SITUATED

Located on a quiet walkway between Alberta Road and Hudson Close, this popular residential area enjoys a range of nearby amenities. Residents benefit from convenient access to shopping facilities, excellent public transport links with bus routes just a short walk away, and close proximity to well-regarded local primary and secondary schools.



To book a viewing contact us on: 01903 506080 | [westworth@jacobs-steel.co.uk](mailto:westworth@jacobs-steel.co.uk) | [jacobs-steel.co.uk](http://jacobs-steel.co.uk)





### Floor 1

1.4 m<sup>2</sup>

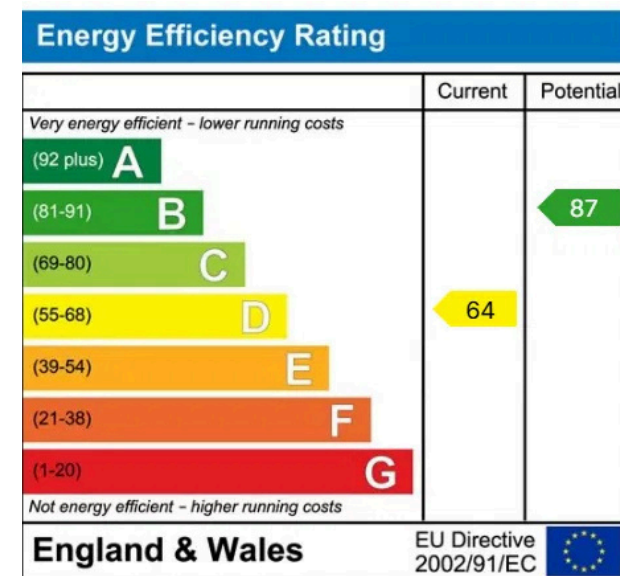
(1) Excluding balconies and terraces

..... Below 5 ft/1.5 m

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

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



Council tax band: B

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