



Seamill Park Crescent | East Worthing | Worthing | BN11 2PN
Guide Price £625,000



Jacobs Steel are delighted to offer for sale this beautifully presented and substantial family home, enviably located on one of Worthing's most sought-after roads. Just moments from the seafront this impressive property offers expansive and versatile accommodation ideal for modern family living, including the potential for further development. Internally, the home boasts four generous double bedrooms, a stylish bathroom, a separate lounge, a dining room overlooking the rear garden and a modern fitted kitchen. Outside, the property continues to impress with a west-facing rear garden, perfect for enjoying the evening sun, a garage, and ample off-road parking for multiple vehicles.



Key Features

- End Of Terrace Family Home
- Accommodation Arranged Over Three Floors
- Four Double Bedrooms
- Two Spacious Reception Rooms
- Luxurious Bathroom Suite & Ground Floor Cloakroom
- Stylish Fitted Kitchen
- Off Road Parking For Multiple Vehicles
- West Facing Rear Garden
- 150 Yards To Worthing Seafront
- Attached Garage



4 Bedrooms



1 Bathroom



2 Reception Rooms

INTERNAL

A porch leads through to the entrance hallway with stairs ascending to the first and second floors, and doors to main living room and kitchen, along with under stair storage cupboards. The main living room measures 17'10" x 11'11" with a large east facing bay window and feature fireplace. Wooden double doors with leaded glass inserts lead through to the large dining room measuring 18'07" x 10'03" and overlook the delightful rear garden. The modern kitchen consists of wall and base mounted high gloss cabinets and solid wood worksurfaces, with an integrated chest height double oven, hob and dishwasher, with space for a fridge freezer. The conclude the ground floor, internal access to the garage is located in the kitchen and a useful ground cloakroom/w.c houses space and plumbing for a washing machine. On the first floor are three of the four double bedrooms, the master of which measures 15'00" x 11'11" and features another delightful bay window, with a further two overlooking the rear garden facing west. Accompanying these rooms is a luxurious family bathroom suite comprising of a bath with a handheld and rainfall style shower, wash hand basin and pedestal, along with a low level w/c and cistern. A storage cupboard houses the hot water tank with shelving above, adding practicality to the home. The loft has been converted to a master bedroom room measuring a substantial 19'06" x 11'01" with three Velux windows and access to eaves storage.

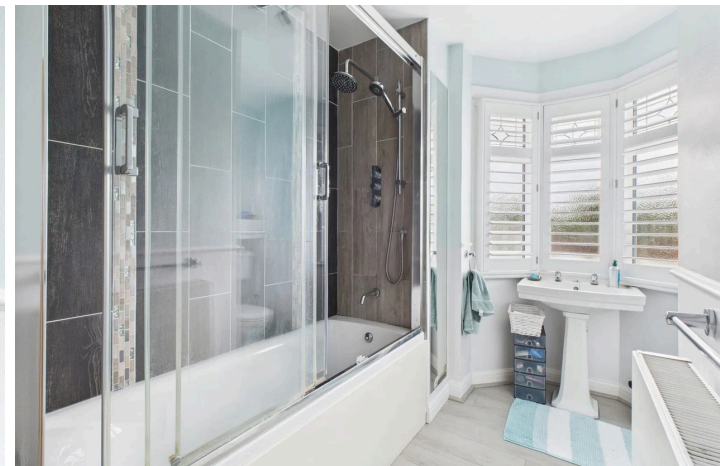
EXTERNAL

The front garden enhances the home's kerb appeal with a neatly maintained lawn and well-stocked flower and shrub borders. A private driveway provides convenient off-road parking and leads to a garage measuring 14'04" x 08'02", which also offers access to the rear garden. The west-facing rear garden is a standout feature of this substantial family home, perfectly positioned to enjoy the afternoon and evening sun. Designed for both relaxation and recreation, it features a generous patio area—ideal for entertaining or al fresco dining—as well as a well-kept lawn, providing an excellent space for children to play.

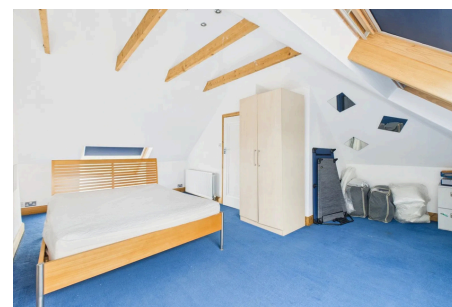
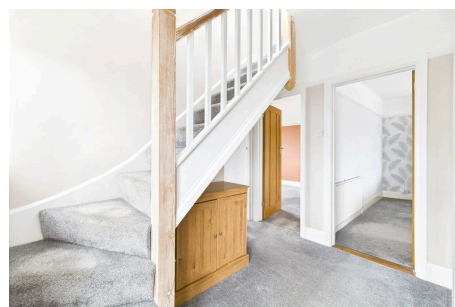
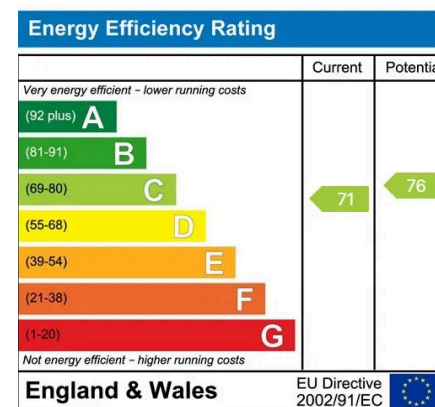
LOCATION

Situated in one of Worthing's most prestigious and sought-after postcodes, this extensively extended home is perfectly located just 150 metres from the seafront and under 2km from the vibrant town centre. Residents will be spoilt for choice with an array of popular restaurants, cafés, and independent shops all within easy reach. Just a short stroll away, the award-winning Splashpoint Leisure Centre boasts two swimming pools, a state-of-the-art gym, and a relaxing spa—ideal for health and wellbeing. Families will also enjoy the abundance of nearby green spaces, including three local parks and a charming coastal-themed playground adjacent to Splashpoint. For those commuting, Worthing offers three train stations, all offering regular and convenient connections both along the coast and directly to London, making this a highly desirable location for both work and leisure.

Council Tax Band E



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



Property Details:

Floor area *as quoted by EPC: tbc

Tenure: Freehold

Council tax band: E

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 floor plans 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.