



Worthing Road, Rustington, Littlehampton, BN16 3JU
Asking Price of £300,000



We are delighted to present to the market this charming semi-detached home. The property features three well-proportioned bedrooms, two spacious reception rooms, a fitted kitchen, a bright sunroom, and a family bathroom. Further benefits include a generously sized rear garden, a garage situated at the rear, and the added advantage of being sold with no onward chain.



Key Features

- Semi Detached House
- Three Bedrooms
- Two Reception Rooms
- Kitchen
- Sun Room
- Good Size Rear Garden
- Garage To Rear
- Chain Free



3 Bedrooms



1 Bathrooms



2 Reception Room

INTERNAL

Upon entering through the front door, you are welcomed into a spacious entrance hall, providing access to all ground floor rooms, a convenient WC, and a staircase leading to the first floor. To the front of the property, the inviting lounge features a charming square bay window and an elegant fireplace surround, creating a warm and welcoming atmosphere. The well-appointed kitchen is fitted with a range of wall and base units, offering ample storage and space for all appliances. It seamlessly connects to the dining room and leads into the bright and airy sunroom, with direct access to the rear garden. Upstairs, the first floor comprises three well-proportioned bedrooms and a family bathroom, completing this delightful home.

LOCATION

on Worthing Road the property is located in a highly sought after location in Rustington, offering good links to local amenities and transport links, situated a short distance from the A259 & A27 offering easy access to surrounding areas.

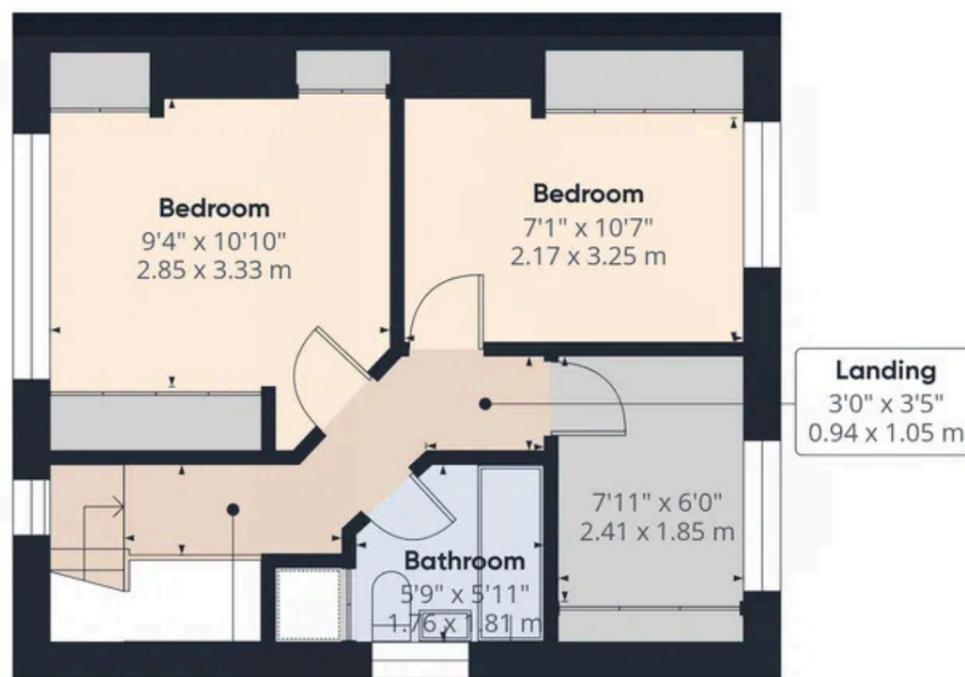
EXTERNAL

The generously sized rear garden is beautifully laid to lawn, complemented by a patio area, vibrant floral borders, and a range of practical features, including a garage, greenhouse, and shed.



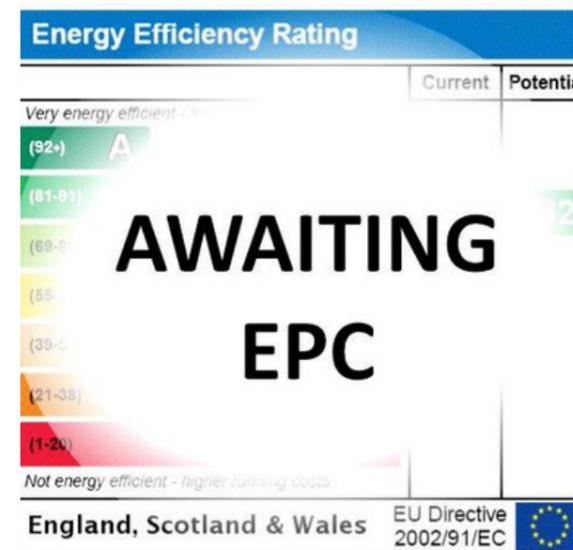


Ground Floor



Landing
3'0" x 3'5"
0.94 x 1.05 m

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.



Property Details:

Floor area (as quoted by EPC: tbc SqFt)

Tenure: Freehold

Council tax band: C