



Cumberland Avenue, Goring-by-Sea, Worthing, BN12 6JX  
Asking Price of £390,000



We are pleased to offer a detached bungalow to the market. The property offers three bedrooms, lounge/ dining room, fitted kitchen, re fitted bathroom and sun room. The property offers off road parking for several vehicles, garage and south facing rear garden.



## Key Features

- Detached Bungalow
- Three Bedrooms
- Fitted Kitchen
- Modern Bathroom
- Lounge/ Dining Room
- Sun Room
- Off Road Parking
- Garage
- South Facing Rear Garden



**3 Bedrooms**



**1 Bathrooms**



**1 Reception Rooms**

### INTERNAL

Front door leading into the entrance hall with access to all rooms and storage cupboard. The lounge/ dining room is located to the rear and offers a door leading out to the sun room. The fitted kitchen features wall and base units with built in eye level oven, sink, space for washing machine, integrated dishwasher, integrated fridge with three drawer freezer, built in microwave, gas hob and door leading out to the side. There are three bedrooms located to the front of the property. The modern fitted bathroom offers shower cubicle, bath, wash hand basin with storage and WC.

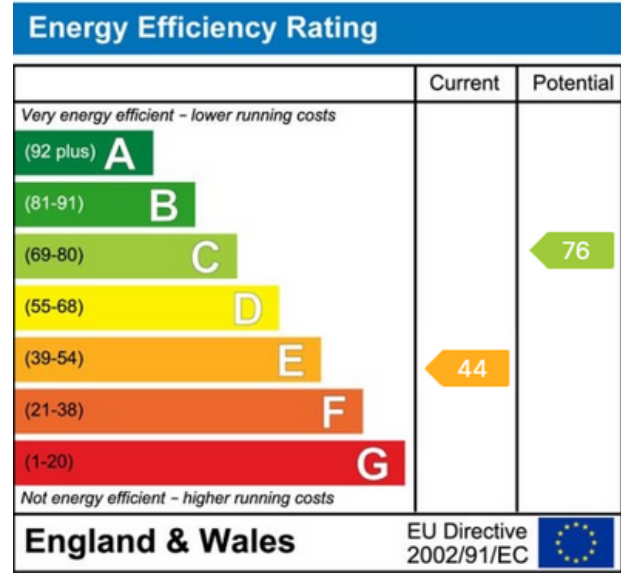
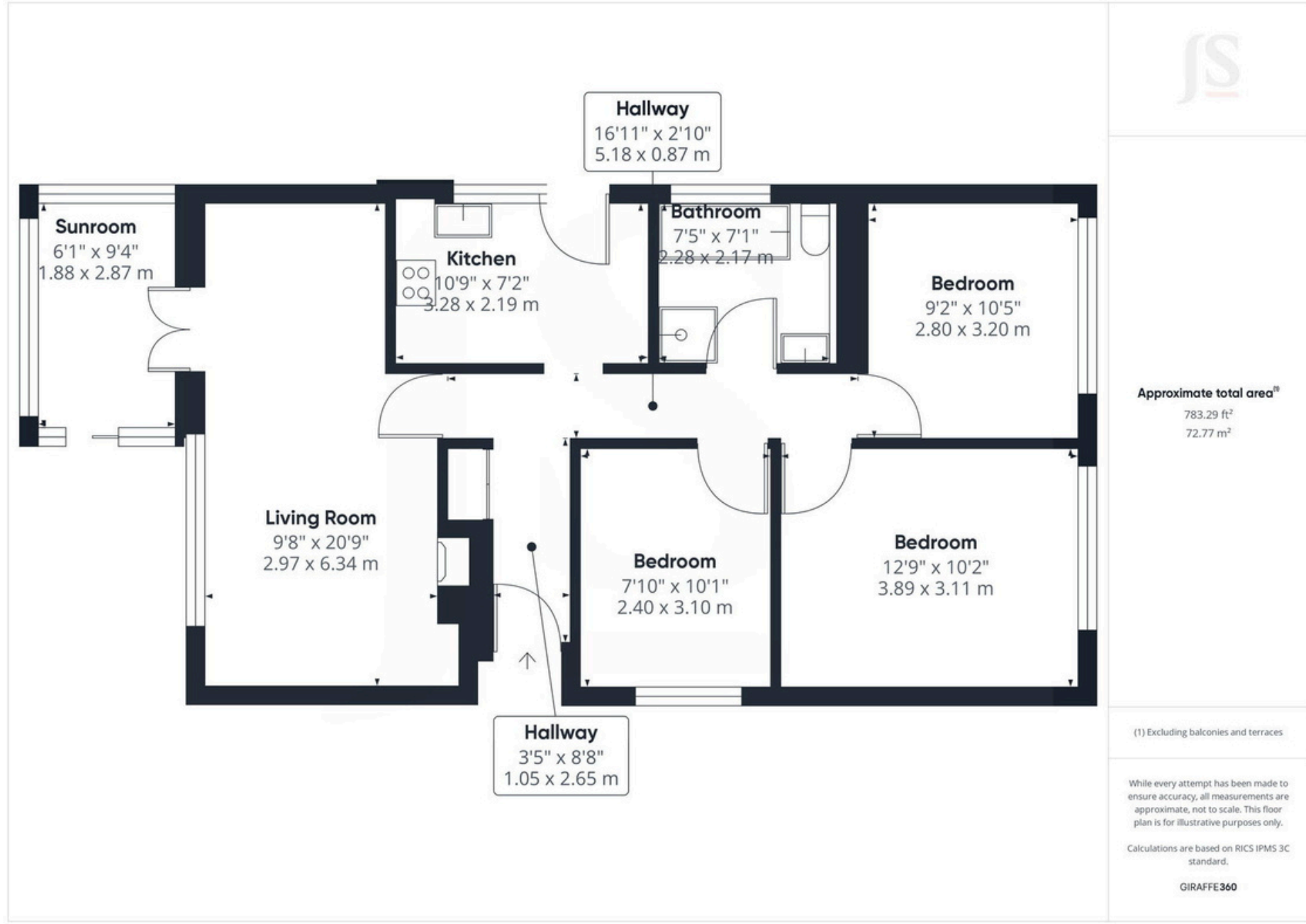
### EXTERNAL

To the front of the property it has been laid to shingle providing plenty of off road parking for vehicles. Access to the garage via up and over door and gate leading to the side. The rear garden is south facing and has been laid to lawn, patio area, timber shed and door leading directly into the garage.

### LOCATION

in Cumberland Avenue, the bungalow falls within a popular and quiet residential area. Bus routes can be found on close by The Boulevard and local amenities can be found on The Strand shopping parade including pharmacy, butchers, convenience stores & a medical centre approximately 0.5 miles away. The closest train station is Durrington-On-Sea, positioned 0.8 miles away and Worthing town centre with its comprehensive shops, restaurants and theatres is approximately 2.5 miles away.





**Property Details:**

Floor area (as quoted by EPC: 72 sqm

Tenure: freehold

Council tax band: D

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.