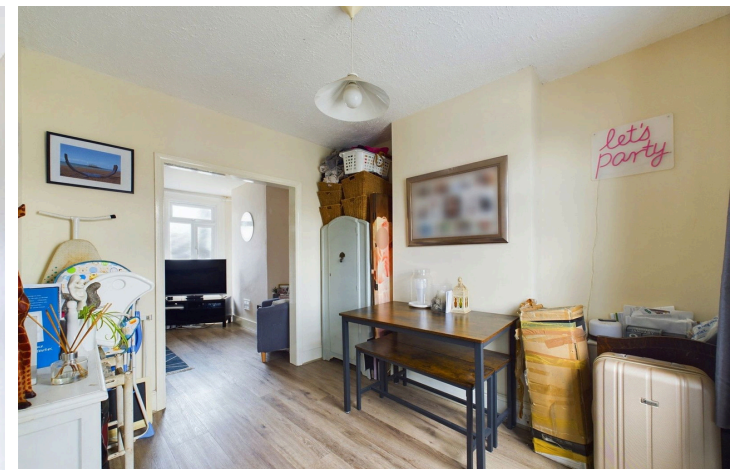


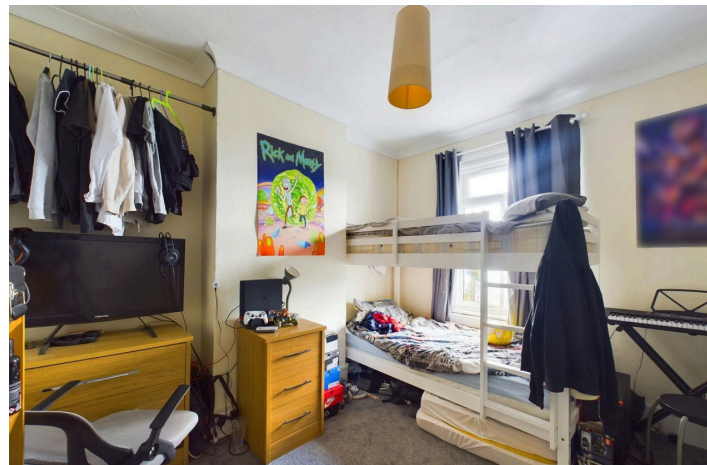


Cross Street | Worthing | BN11 1UP  
Guide Price £285,000





Jacobs Steel are delighted to offer for sale this mid terraced cottage positioned in this highly sought after and accessible street in Worthing. The property boasts two bedrooms, dual aspect lounge/diner, modern fitted kitchen and contemporary bathroom. This desirable home will be sold with no ongoing chain.



## Key Features

- Mid Terraced Cottage
- Two Bedrooms
- Open Plan Lounge/Diner
- Modern Fitted Kitchen
- Contemporary Three Piece Bathroom Suite
- Good Condition Throughout
- 0.8 Miles To Seafront Promenade
- Accessible Location With Good Transport Links
- No Ongoing Chain



**2 Bedrooms**



**1 Bathroom**



**2 Reception Rooms**

### INTERNAL

The double glazed UPVC front door opens to the welcoming entrance hall with stairs that rise to the first floor. Positioned to the front of the property and being of an open plan design is the spacious living room and leads through to a dining area at the rear which measure 10' 06" x 8' 8" and 11' 01" x 11' 09" respectively and benefit from a dual aspect space.

The living room provides access to the modern fitted kitchen which has been finished with an array of sleek, handleless, floor and wall mounted units, creating a smart and contemporary finish. This room provides access to the private, low maintenance courtyard style garden. To the first floor there are two bedrooms with the main double bedroom positioned to the front of the property and measuring a substantial 10' 08" x 09' 11" and has access to a built in wardrobe. The second bedroom would make the perfect single bedroom or office and benefits from a south facing window to allow for plenty of natural light. The bathroom has been finished to a contemporary standard with a modern three piece suite including a bath with shower over, wash hand basin and W/C. This highly desirable home positioned in this easily accessible location, close to transport links would make the perfect first time purchase or investment opportunity.

### EXTERNAL

This property benefits from a private courtyard garden, accessed to from the modern kitchen. This south facing space has been paved to ensure minimum upkeep and maintenance.

### LOCATION

Situated In a convenient town centre location, within walking distance of local shops, amenities and transport links. The seafront and mainline train station closely situated and a vast array of eateries, coffee shops and bars are also within easy reach.

Council Tax Band: A



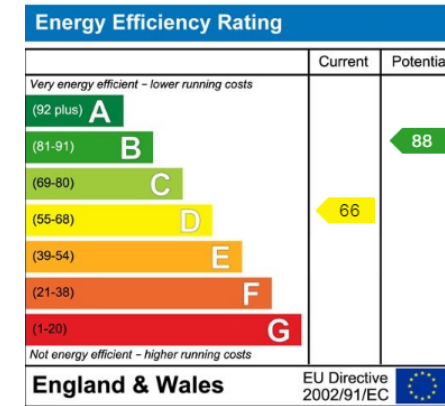




Floor 0



Floor 1



## Property Details:

Floor area \*as quoted by EPC: tbc

Tenure: Freehold

Council tax band: A

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.