



83 Princess Avenue | Worthing | West Sussex | BN13 1AT
Offers In Excess Of **£275,000**

JS
living property
jacobs | Steel



Jacobs Steel are delighted to offer for sale this immaculately presented and larger than average first floor garden apartment situated in this popular and quiet residential location. The property has been recently decorated throughout and boasts three double bedrooms, spacious lounge/diner, modern kitchen/breakfast room, contemporary fitted bathroom and a private garden.



Key features:

- First Floor Garden Flat
- Three Double Bedrooms
- Spacious Lounge/Diner
- Modern Kitchen/Breakfast room
- Contemporary Bathroom
- Private Entrance
- Private Garden
- Recently Decorated Throughout
- Close To Local Shops, Amenities & Mainline Train Station
- Quiet & Popular Residential Location



3 Bedrooms



1 Bathrooms



1 Living Room

INTERNALLY A private front door opens to an entrance hallway offering a convenient space to hang coats, along with a storage cupboard and stairs to the first floor. The generously sized first floor landing, which has views down Princess Avenue overlooking Tarring Church, has doors to all rooms and an additional storage cupboard. The lounge/diner boasts an open fire and measures a spacious 14'11" x 14'11" meaning there is plenty of space of both lounging and dining. Across the landing is a modern kitchen/breakfast room benefiting from an additional breakfast bar, which has been fitted with high gloss floor and wall mounted gloss units topped with a laminate worksurface and offering space for a fridge freezer, washing machine, dishwasher and tumble dryer. All three bedrooms can fit double beds with the master measuring 14'11" x 11'8", the second bedroom measuring 14'1" x 9'10" and boasting a built in wardrobe. A contemporary fitted bathroom has been cleverly designed allowing a four piece suite including a bath, walk-in shower cubicle, toilet and hand wash basin.

EXTERNALLY The property benefits from a private garden which is accessed just a few yards from the main entrance to the apartment. It is a generous size and has been laid mainly to lawn with a variety of mature planted borders and a path leading to patio and raised deck area. Additionally there is a timber built shed.

SITUATED in the popular area of Tarring, local amenities can be found on South Street and High Street approximately half a mile away, with Tarring Village pubs and cafes nearby. Worthing town centre with its comprehensive shopping amenities, restaurants, pubs, cinemas, theatres and leisure facilities is approximately two miles away. The nearest station is West Worthing which is approximately 0.8 miles away (approximately a 15 minute walk) which offers fast trains to Brighton and London Victoria. The number 10 bus service runs along Upton Road.

ENTRANCE HALLWAY

LANDING

LOUNGE/DINER 14'11" x 14'11" (4.55m x 4.55m)

KITCHEN/BREAKFAST ROOM 12'6" x 8'4" (3.81m x 2.54m)

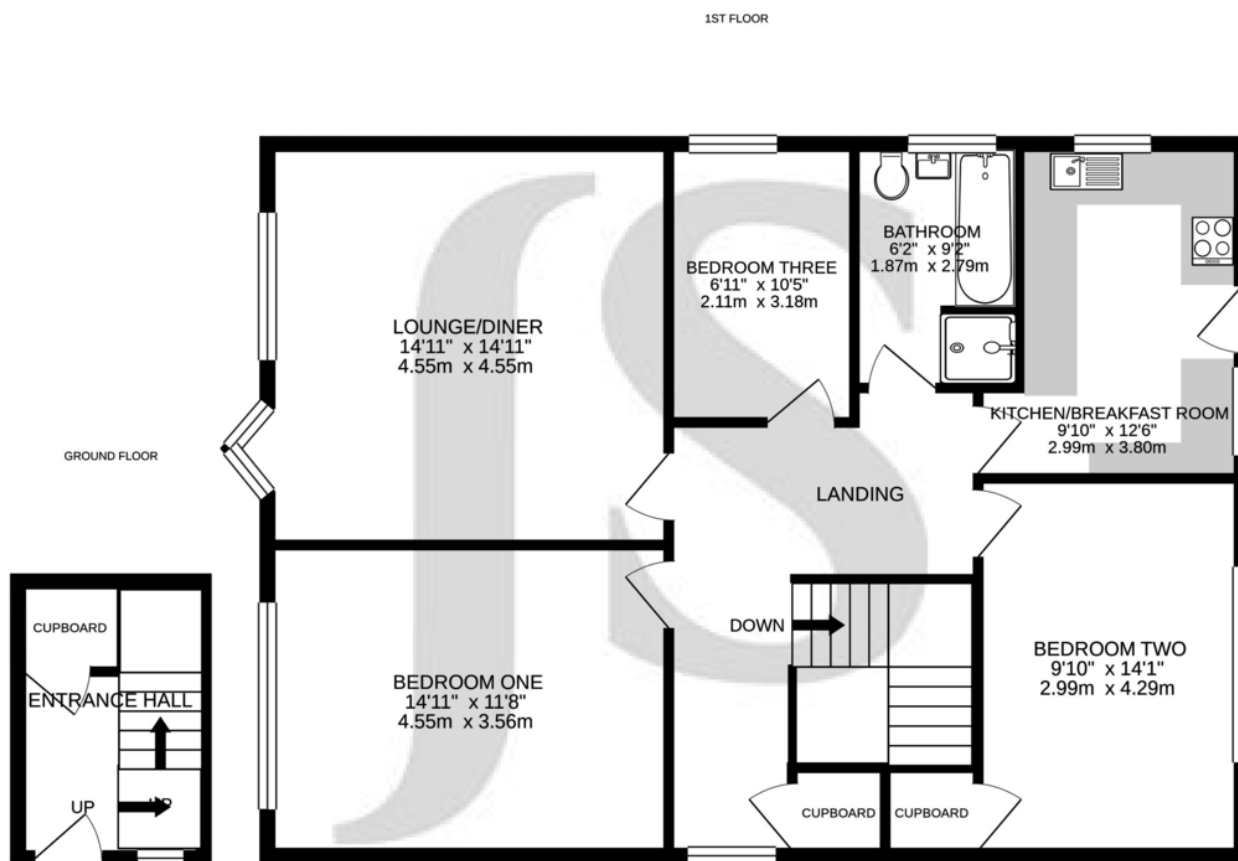
BEDROOM ONE 14'11" x 11'8" (4.55m x 3.56m)

BEDROOM TWO 14'1" x 9'10" (4.29m x 3m)

BEDROOM THREE 10'5" x 6'11" (3.18m x 2.11m)

BATHROOM 9'2" x 6'2" (2.79m x 1.88m)





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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EPC TO FOLLOW

Property Details:

Tenure: Leasehold

Council Tax: Band B

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.