



29 Ontario Close  
Worthing BN13 2TE  
£235,000 to  
£245,000

**\*\*Guide price £235,000 to £245,000\*\***

Bacon and Company are pleased to offer for sale this mid terrace family home situated in a popular residential location. The accommodation briefly comprises, entrance porch, West facing lounge/diner, separate kitchen, two double bedrooms and a family bathroom/Wc. Other benefits include gas fired central heating and double glazing. The property has also undergone re-decoration in recent months. Externally are low maintenance front and rear gardens and a garage in a nearby compound.



### Entrance Porch

Double glazed door to entrance porch with laminate flooring, double glazed window and meter cupboard. Door to lounge/diner.

### Lounge/Diner 5.86 x 3.65 (19'3" x 12'0")

Double glazed window to West aspect, laminate flooring, radiator, space for table and chairs.

### Kitchen 3.65 x 2.49 (12'0" x 8'2")

Range of fitted wall and base units with wooden work surfaces, single bowl stainless steel sink, space for oven, fridge/freezer and washing machine, radiator, vinyl tiled flooring, wall mounted gas boiler, double glazed window, double glazed door to rear garden.

### First Floor Landing

Airing cupboard and access hatch to loft space.

### Bedroom One 3.65 x 3.25 (12'0" x 10'8")

Double glazed window to West aspect, radiator.

### Bedroom Two 3.65 x 2.51 (12'0" x 8'3")

Double glazed window to rear aspect, radiator, built in cupboard.

### Bathroom/Wc

Suite comprising bath with electric shower over, low level WC, vanity wash basin, heated towel rail, tiled walls, extractor, vinyl flooring.

### Front Garden

Low maintenance and laid to lawn.

### Rear Garden

Laid to lawn with patio nearer the house. Shed, outside tap, flower border and rear access.

### Garage

In nearby compound with up and over door.

### Version

This is version 1 of the particulars



#### Tenure

Freehold

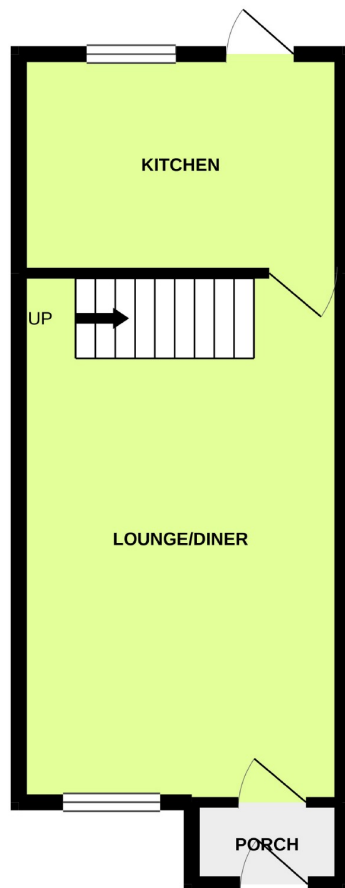
#### Council Tax Band

#### Local Authority

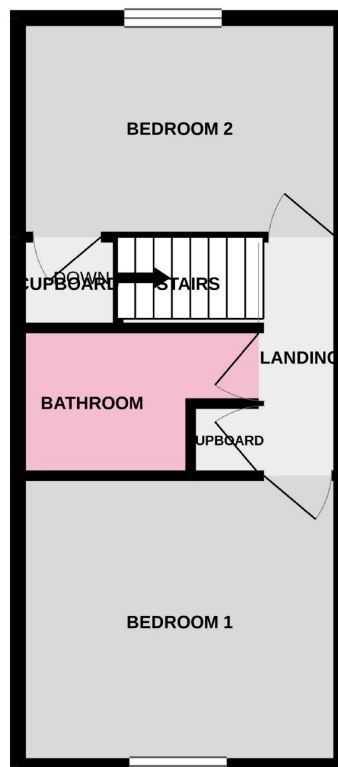
Worthing Borough Council



GROUND FLOOR  
345 sq.ft. (32.0 sq.m.) approx.



1ST FLOOR  
328 sq.ft. (30.5 sq.m.) approx.



TOTAL FLOOR AREA : 673 sq.ft. (62.5 sq.m.) approx.

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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These particulars are believed to be correct, but their accuracy is not guaranteed. They do not form part of any contract.

The services at this property, ie gas, electricity, plumbing, heating, sanitary and drainage and any other appliances included within these details have not been tested and therefore we are unable to confirm their condition or working order.

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