



Melbourne Avenue, Worthing

£1,200 Per
Calendar Month

- Three Bedroom Terraced • Goring Location House
- Newly Fitted Kitchen
- Available Now
- EPC Rating D

**** VIEWINGS FULLY BOOKED ****

Robert Luff Lettings are delighted to offer this beautifully presented three bedroom terraced house in a sought after Goring location. The property offers two double bedrooms, one single bedroom, a newly fitted kitchen, rear and front garden. This property is a must view and available now!

T: 01903 331247 E: info@robertluff.co.uk
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Accommodation

Entrance

Double glazed front door to:-

Entrance Hall

Radiator, coving, storage cupboard housing shelving.

Lounge 10'2x21'7 (3.10mx6.58m)

Two radiators, strip wood flooring, coving, built in cupboard, shelving, cupboard housing shelving, double glazed front aspect window, double glazed double doors providing access to rear garden.

Kitchen 7'8x12'6 (2.34mx3.81m)

Newly fitted kitchen with a range of white gloss matching wall and base units. Stainless steel sink inset into worksurface with mixer tap and drainer. Washing machine, dishwasher, fridge. Four ring gas hob with oven under and extractor over. Partially tiled walls. Cupboard housing gas boiler with shelving. Double glazed window with rear aspect. Double glazed single door providing rear access.

Bedroom One 12'2x8'10 (3.71mx2.69m)

Radiator. Built in wardrobes with shelving and rails. Cupboard housing hot water tank with shelving. Rear aspect double glazed window.

Bedroom Two 10'5x8'4 (3.18mx2.54m)

Radiator. Front aspect double glazed window. Wall shelving.

Bedroom Three 9'11x7'4 (3.02mx2.24m)

Radiator. Shelving. Front aspect double glazed window.

Bathroom

White suite comprising; panel enclosed bath with electric shower and glass shower screen. Floating wash hand basin. Low level flush WC. Heated towel rail. Fully tiled walls and flooring.

Outside

Rear Garden

Majority laid to lawn, part laid to patio. A range of mature trees and shrubs. Side access gate. Two brick storage sheds.

Front Garden

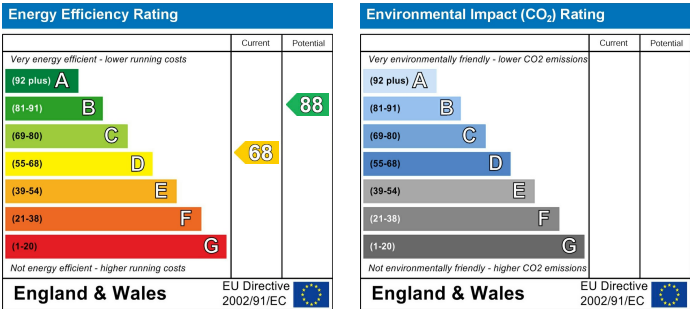
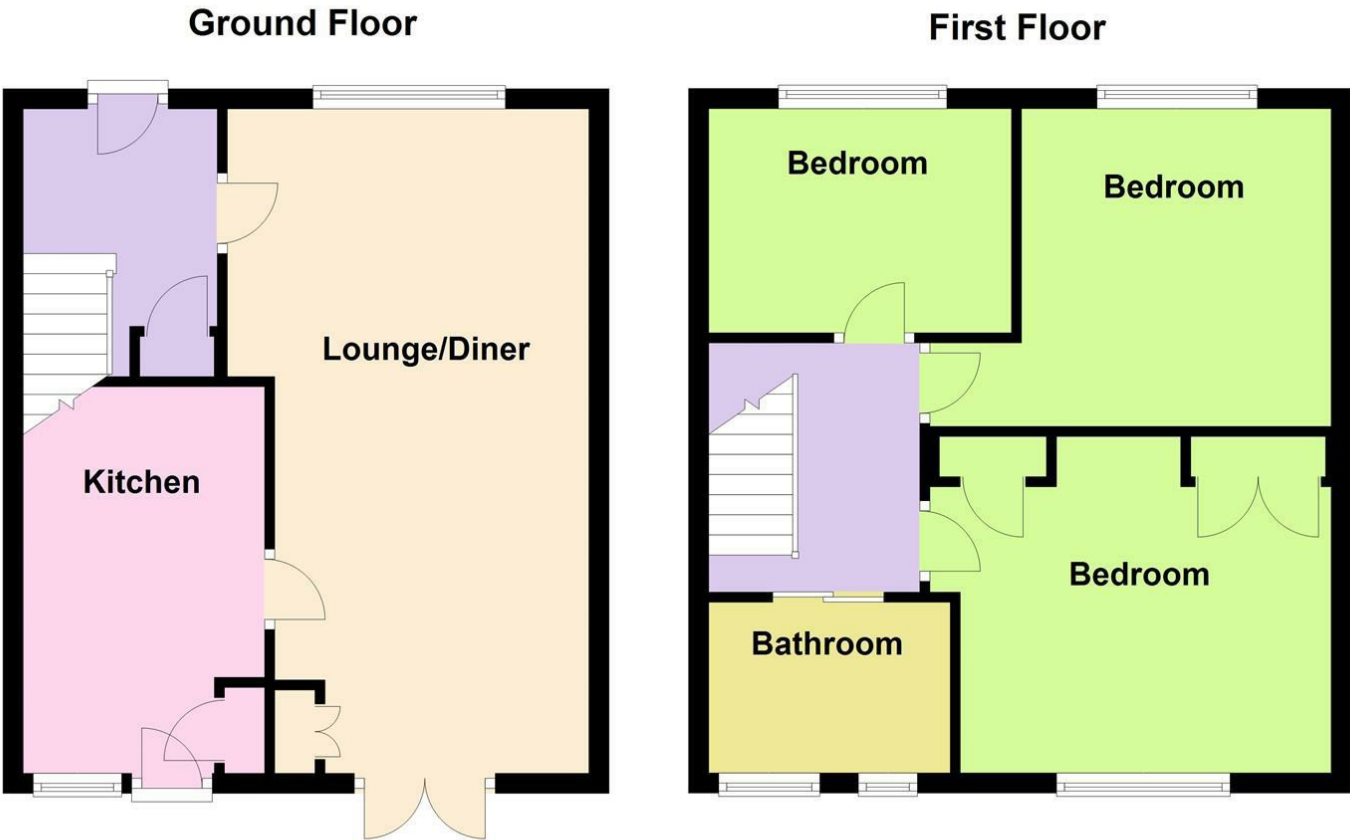
Majority laid to lawn. A range of mature trees and shrubs.



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