



4



2



1



C



Description

A well presented bright modern townhouse, finished in a contemporary neutral décor throughout and ideally situated just a couple of minutes' walk from West Worthing Station and a convenient local parade of shops.

The property offers excellent living space with a thoughtfully redesigned layout following a garage conversion, creating a more conventional house style. The ground floor features a modern kitchen / lounge / diner opening directly onto the sunny rear garden, which enjoys rear access via a secure gate.

There is also a downstairs cloakroom for added convenience.

On the upper floors, the property provides four bedrooms arranged over two levels, together with a modern fully tiled bathroom complete with bath and separate shower cubicle.

Externally, the property benefits from off-road parking for two cars on the front drive.

This lovely home combines stylish modern living with a superb location close to transport links, local amenities, and the seafront.



Key Features

- Modern townhouse with neutral décor throughout
- Four bedrooms across two upper floors
- EPC energy rating C (73)
- Sunny rear garden with rear access gate
- Off-road parking for two cars
- Ground floor kitchen / lounge / diner with garden access
- Modern fully tiled bathroom with bath and separate shower cubicle
- Downstairs cloakroom
- Excellent location – just minutes from West Worthing Station and local shops
- Internal photos to follow



robertluff.co.uk

30 Guildbourne Centre, Worthing, West Sussex, BN11 1LZ | 01903 331247 | info@robertluff.co.uk

Robert
Luff & Co

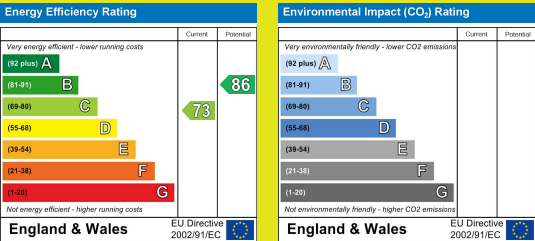


robertluff.co.uk

30 Guildbourne Centre, Worthing, West Sussex, BN11 1LZ | 01903 331247 | info@robertluff.co.uk

Robert
Luff & Co

Floor Plan Downview Road



The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.