



4



1



2



C





An elegantly presented and vastly extended detached bungalow, ideally positioned in the heart of one of Worthing's most sought-after residential locations, Findon Valley.

Set at the foot of the South Downs National Park, the property enjoys immediate access to outstanding countryside walks including Cissbury Ring and Chanctonbury, while remaining conveniently located for local transport links along Findon Road, a doctors' surgery, and a range of nearby shops and amenities.

The property has been comprehensively refurbished to an exceptional standard throughout, creating a stylish and luxurious living environment with a real sense of space and quality.

## Key Features

- Elegantly extended detached bungalow in sought-after Findon Valley
- Set at the foot of the South Downs with superb countryside walks nearby
- Convenient for local shops, surgery, and transport links
- Fully refurbished to an exceptional standard throughout
- Lounge with feature log burner
- Impressive open-plan kitchen/dining room with utility room
- Three double bedrooms plus separate home office
- Landscaped garden with patio areas and sauna building
- Garage, driveway parking, and solar panels
- EPC Rating | Council Tax Band



Accommodation comprises a warm and inviting lounge featuring a log burner, and a superb 27' x 20' open-plan kitchen/dining room, ideal for modern family living and entertaining, complemented by a separate utility room. There are three generous double bedrooms, along with a 12-foot home office, offering excellent flexibility for home working or additional accommodation.

Outside, the property boasts a beautifully landscaped rear garden, featuring a spacious lawn and patio areas ideal for outdoor dining and relaxation. There is also a timber-built storage unit incorporating a sauna, adding a real lifestyle element to the home.

Further benefits include a garage with private driveway, additional off-road parking, and solar panels, helping to reduce running costs and improve energy efficiency.

Early viewing is highly recommended to fully appreciate the location, space, and quality.



robertluff.co.uk

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

Robert  
Luff & Co



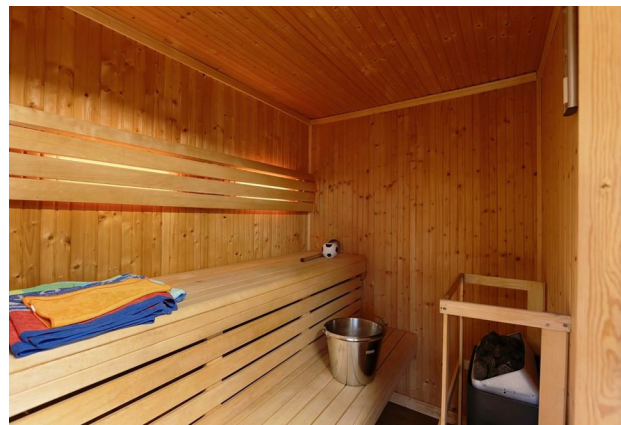


robertluff.co.uk

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

Robert  
Luff & Co





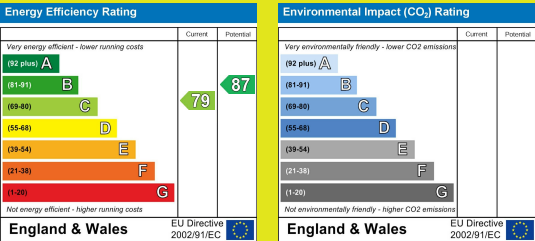
[robertluff.co.uk](http://robertluff.co.uk)

30 Guildbourne Centre, Worthing, West Sussex, BN11 1LZ | 01903 331247 | [info@robertluff.co.uk](mailto:info@robertluff.co.uk)

Robert  
Luff & Co



Floor Plan Central Avenue



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.

robertluff.co.uk

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

Robert  
Luff & Co