Robert Luff & Co

Somerset Close, Worthing

Freehold - Offers Over £375,000



4

1

2

C



We are delighted to offer this beautifully presented and significantly extended mid-terrace home, providing deceptively spacious and versatile accommodation arranged over three floors. Thoughtfully improved by the current owners, the property features a superb south-facing living room with feature fireplace, a spacious kitchen/breakfast room with formal dining space, four well-proportioned bedrooms including an impressive loft conversion with en suite, and a beautifully landscaped rear garden designed for low-maintenance outdoor entertaining. Further benefits include a garage, providing valuable storage or parking, and a highly sought-after location within the catchment area for Thomas A Becket Junior School, making this an excellent opportunity for those seeking a stylish and practical home in a popular residential setting.

Key Features

- Beautifully Presented & Significantly Extended Mid-Terrace Home
- Deceptively Spacious Accommodation Across Three Floors
- Stunning South-Facing Living Room with Feature Fireplace
- Spacious Kitchen/Breakfast Room with Formal Dining Area
- Useful Lean-To Providing Utility & Storage Space
- Four Well-Proportioned Bedrooms
- Contemporary Family Shower Room & Ensuite Shower Room
- Beautifully Landscaped Low Maintenance Rear Garden
- Off-Road Parking, Garage, Double Glazing & Gas Fired Central Heating
- Council Tax Band C | EPC Rating C

Accessed via a welcoming entrance hall, the property opens into a superb south-facing living room featuring a stylish feature fireplace, creating an excellent space for both relaxing and entertaining. This impressive reception area flows seamlessly into a spacious kitchen/breakfast room offering ample worktop and storage space, room for all appliances, and plenty of space for a formal dining table and chairs.

To the rear of the property is a useful lean-to area, ideal for use as a utility space or additional storage, with sliding doors opening directly onto the beautifully landscaped rear garden. Designed with ease of maintenance in mind, the garden provides an excellent outdoor entertaining area with space for table and chairs.

The first floor offers three well-proportioned bedrooms together with a beautifully re-fitted contemporary family shower room finished to a high standard. Stairs then rise to an impressive loft conversion providing a generous double bedroom with its own modern en suite shower room, creating an ideal principal suite or guest accommodation.

Further benefits include off-road parking to the front, double glazing, and gas fired central heating. Internal viewing is highly recommended to fully appreciate the quality, space, and versatility this wonderful family home has to offer.











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

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

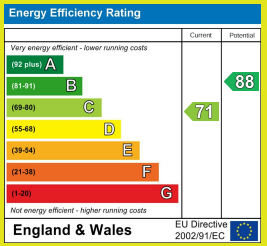
Robert Luff & Co

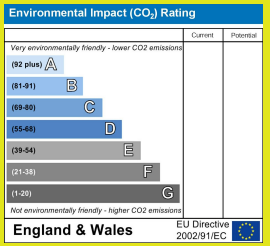
Floor Plan Somerset Close



Total area: approx. 99.7 sq. metres (1073.3 sq. feet)







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