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BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE

# 21 Beaumont Road, Worthing, BN14 8HF

**£600,000**

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# 21 Beaumont Road

## , Worthing, BN14 8HF

- Stunning Character Family Home
- Kitchen/Diner With Doors To Garden
- Utility Area & Ground Floor W/C
- Beautiful West Facing Garden
- Shingled Driveway
- Four Bedrooms
- Two Reception Rooms
- Large Family Bathroom
- Large Garage/Workshop Space
- Superb Broadwater Location

Available for the first time in over 40 years, this substantial family home is situated in an extremely popular position within Broadwater, just a short stroll from the village with its excellent range of shops, amenities and local facilities.

The spacious and versatile accommodation comprises a welcoming entrance hall, ground floor bedroom with en suite shower room, box bay fronted living room with feature log burner and glazed double doors leading to a further bay fronted reception room. The fitted kitchen/dining room offers a range of base and eye level units, breakfast bar, space for a dining table and further seating area. A separate laundry room and additional W/C complete the ground floor.

Stairs lead to the first floor, where a large window provides plenty of natural light. There are three bedrooms, two which are large doubles and a good size third along with a spacious family bathroom.

Externally, the front is approached via a shingled driveway providing off road parking for several vehicles. To the rear is a stunning west facing garden, featuring patio seating areas, lawn, a large summer house with power and a beautiful pond with bridge leading to a further decked seating area. At the rear is a large car port and garage with vehicular access via the road behind.

The property has been extremely well cared for, with a wealth of original features retained throughout, adding considerable character and charm.

Situated in Beaumont Road, the property is ideally located for both Broadwater Village and Worthing town centre, each within pleasant walking distance. Worthing mainline railway station is also easily accessible, providing excellent links to Brighton, London and surrounding towns and cities.

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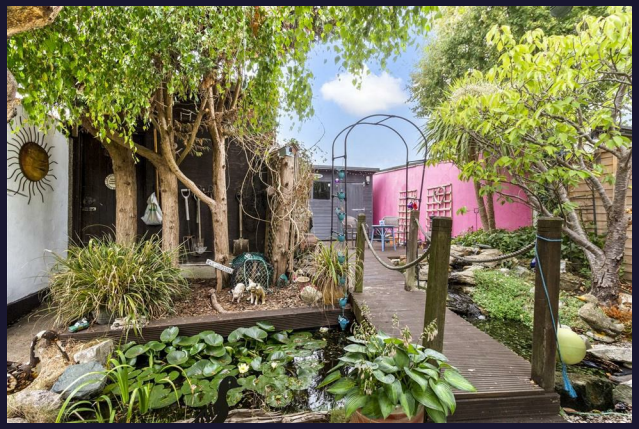

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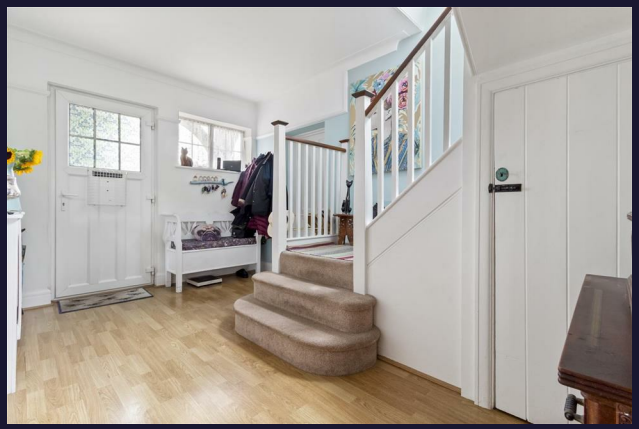
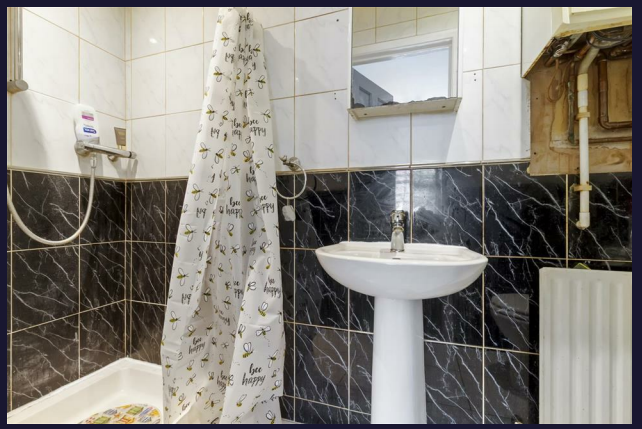
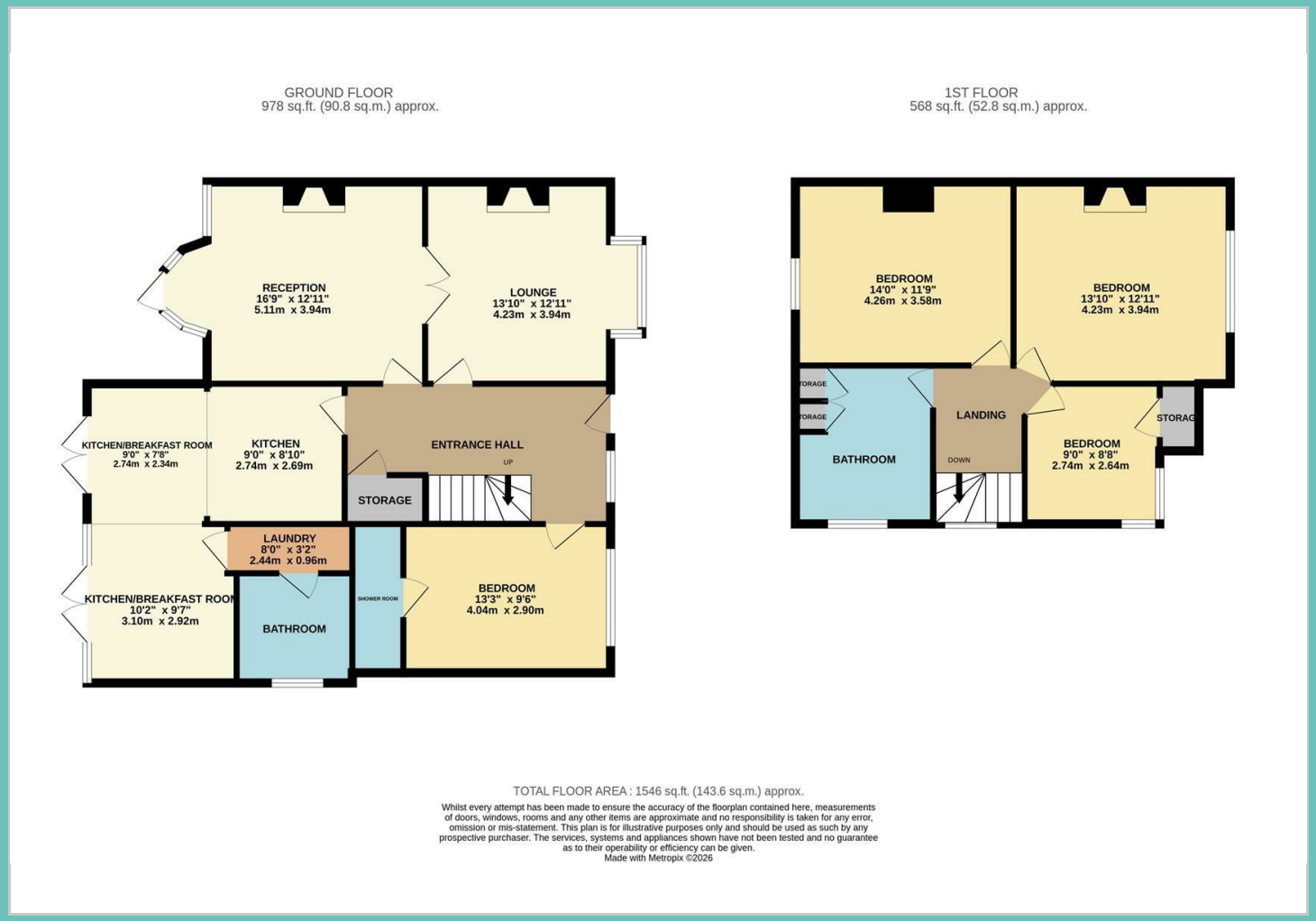
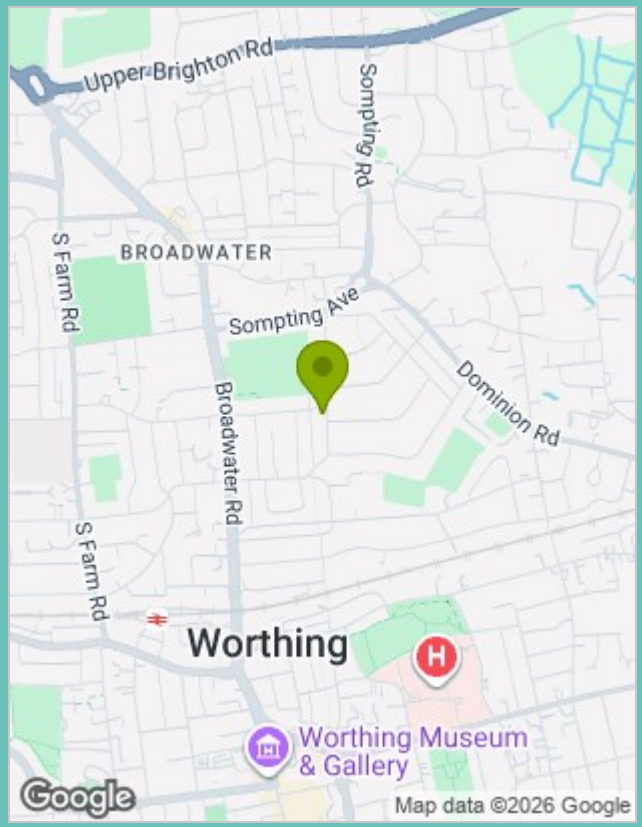




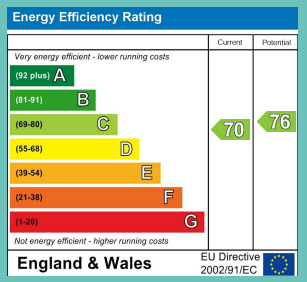
## Floor Plans




## Location Map




## Energy Performance Graph




Please contact our Broadwater Office on 01903 958282
if you wish to arrange a viewing appointment for this property or require further information.

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**All successful buyers must complete an online identity verification check provided by I am Property. This is a legal requirement in accordance with HMRC's Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017. The cost of this check is £20 (inc. VAT) per person.**