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BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE



4 Beccles Road

Heene, Worthing, BN11 4AJ

Offers over £900,000

Freehold Council Tax Band G



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Every so often, a property comes to market that truly embodies craftsmanship, style, and architectural vision. 4 Beccles Road is no exception. While it requires modernisation, this outstanding home presents an exciting opportunity to restore and enhance a residence of character in the highly sought-after Heene Conservation Area, a location renowned for its charm and sense of tranquillity.

This substantial home provides a wonderful retreat from the hustle and bustle of everyday life, yet remains conveniently close to the beach, town centre, and excellent transport links, making it ideal for those who value both serenity and accessibility. The property itself is filled with potential, boasting a large basement, a spacious loft currently arranged as a snooker room, a charming walled garden, and a generously sized garage, all of which contribute to its character and versatility.

A decorative entrance hall sets the tone for the space beyond. The ground floor offers an impressive L-shaped lounge and dining area, featuring a roller divide that allows for flexible living arrangements. A separate dining room provides additional space for entertaining, while the well-proportioned kitchen offers scope for modernisation and personalisation. A conveniently located ground floor WC completes this level.

Ascending to the first floor, you'll find four well-sized bedrooms. The master bedroom is particularly impressive, benefiting from both a dressing room and a private en suite. A spacious family bathroom serves the remaining bedrooms, providing ample space for a growing family or visiting guests.

This is a home brimming with opportunity, waiting for its next owners to breathe new life into its already impressive footprint. To ensure everyone has the chance to appreciate its full potential, we are hosting an Open Day on Saturday, 15th February. If you would like to arrange a viewing, please contact the seller's sole agent, James & James Estate Agents, on 01903 958770.

Entrance porch

Entrance hall

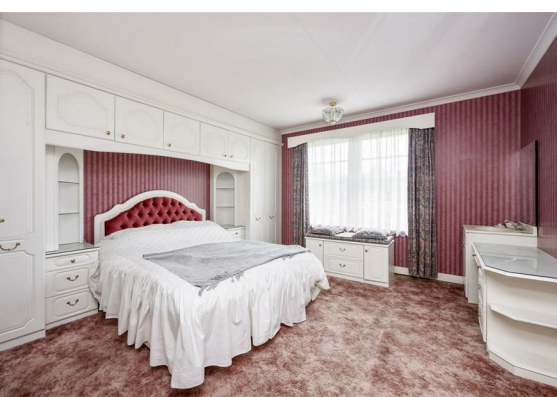
Reception room

12'10 x 12'4 (3.91m x 3.76m)

Living room

22'10 x 13'10 (6.96m x 4.22m)





Dining room
11'11 x 10'5 (3.63m x 3.18m)

Kitchen
13'5 x 13'4 (4.09m x 4.06m)

Stairs to basement
25'3 x 11'11 (7.70m x 3.63m)

Stairs to first floor

Bedroom two
15'10 x 15'8 (4.83m x 4.78m)

Family bathroom

Master bedroom
16'6 x 13'11 (5.03m x 4.24m)

En-suite bathroom

Dressing room

Bedroom four
10'6 x 9'10 (3.20m x 3.00m)

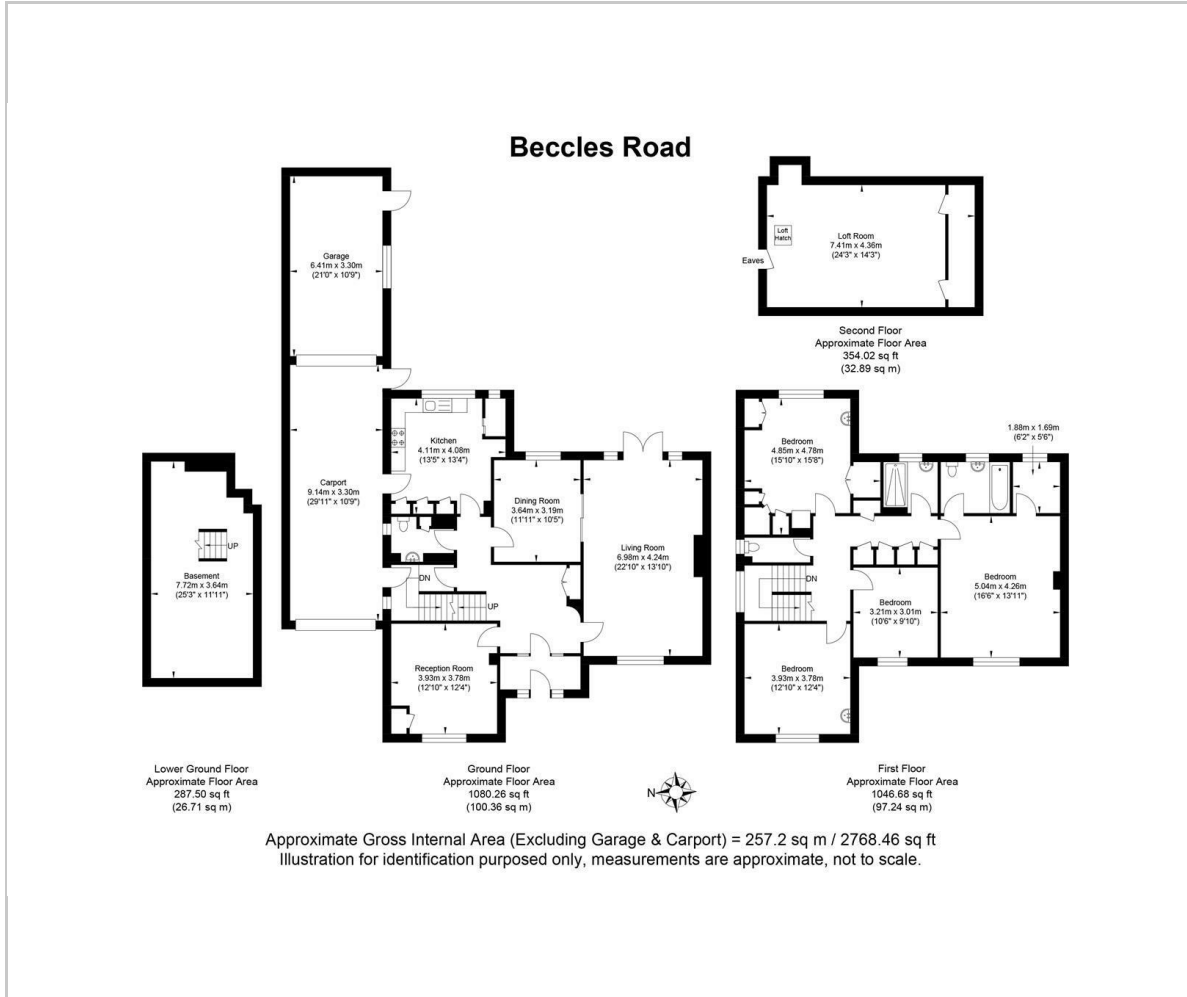
Bedroom three
12'10 x 12'4 (3.91m x 3.76m)

Stairs to loft room (snooker room)
24'3 x 14'3 (7.39m x 4.34m)

Garage
21'0 x 10'9 (6.40m x 3.28m)

Carport
29'11 x 10'9 (9.12m x 3.28m)

Floor Plan

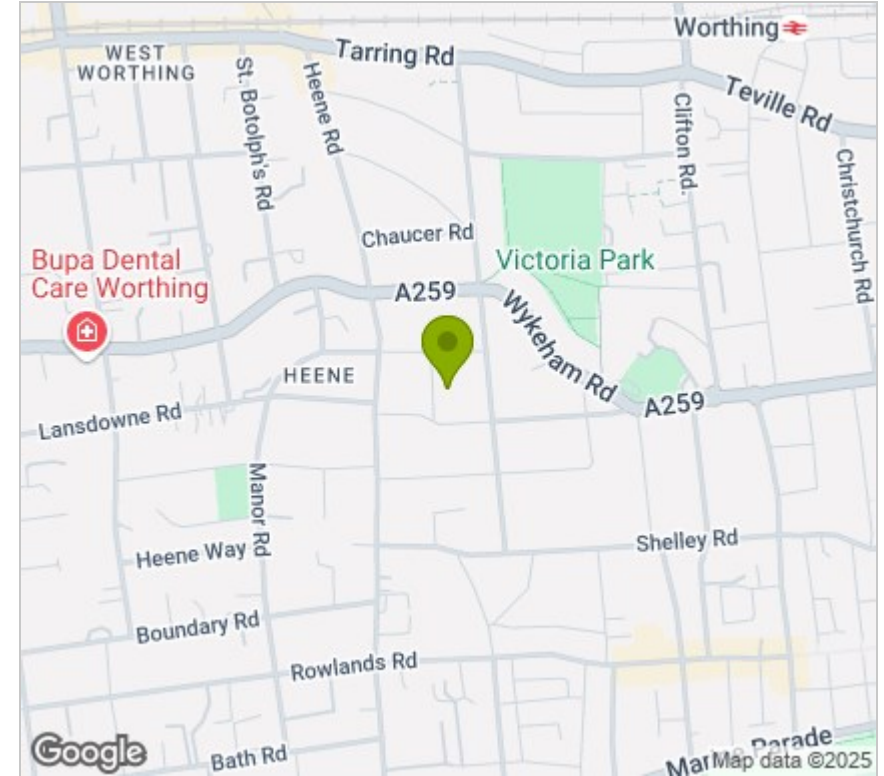


Viewing

Please contact our Worthing Office on 01903 958770 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Area Map



Energy Efficiency Graph

