



t: 01903 958770
e: info@jamesandjamessea.co.uk

119 George V Avenue | Worthing | West Sussex | BN11 5SA
50B Ferring Street | Ferring | West Sussex | BN12 5JP

BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE



Flat 5, Chatsmore House Goring Street
, Goring-By-Sea, BN12 5AH

Offers in the region of £220,000

Leasehold Council Tax Band C



A well presented two bedroom first floor apartment with South facing balcony and a garage. We are delighted to bring to the market this first floor flat situated in Goring Street being close to mainline railway station, bus stops, and local shops.

In brief, the accommodation comprises communal entrance with secure entry phone system to first floor entrance hall with storage cupboards, triple aspect lounge with double glazed door onto the balcony, two double bedrooms both with fitted wardrobes, and the master bedroom having a door onto the South facing balcony. There is a modern fitted kitchen/breakfast room, bathroom, and separate w/c.

Externally, there is a garage (no. 6) and communal gardens. Other benefits include gas central heating and double glazing. In our opinion internal viewing is considered essential to appreciate the overall size and condition of this beautiful apartment.

Situated in Goring Street and offered for sale with no onward chain, please contact the vendor's sole agents to arrange a private viewing tour.

Lease years remaining - 937
Service charge - £2000pa

Entrance with secure entry phone system

Stairs to first floor landing

Entrance hall with storage cupboards





Triple aspect lounge
17'0 x 11'9 (5.18m x 3.58m)

Double glazed door onto South facing balcony

Modern kitchen/breakfast room
17'7 x 7'7 (5.36m x 2.31m)

Bedroom one with fitted wardrobes
14'11 x 11'1 (4.55m x 3.38m)

Double glazed door onto South facing balcony

Bedroom two with fitted wardrobes
8'9 x 9'8 (2.67m x 2.95m)

Family bathroom

Separate w/c

Garage

Communal gardens



Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for sales purposes only and should not be used as such by any prospective purchaser. The plan is a guide only and approximate measurements have not been taken and no guarantee is given as to their operability or efficiency can be given.
Made with Metropix ©2025

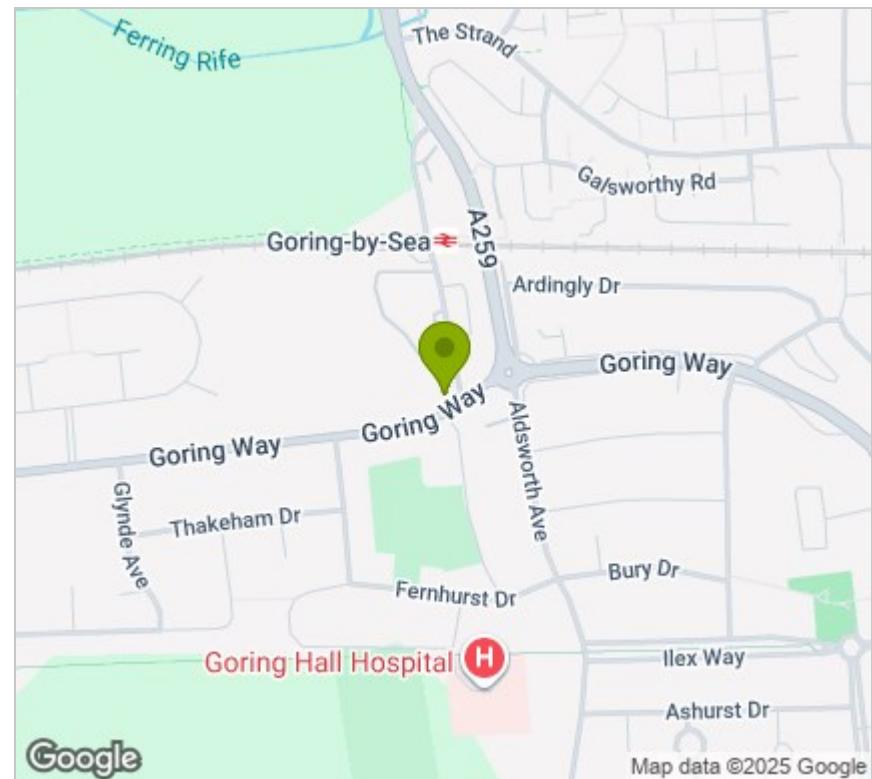
Viewing

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

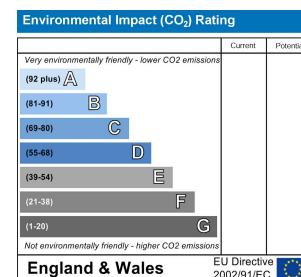
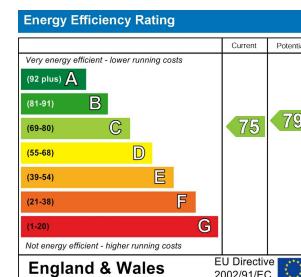
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as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

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.

Area Map



Energy Efficiency Graph



www.jamesandjamessea.co.uk

Company No. 12642413