



42 Quantock Road

, Worthing, BN13 2HQ

Offers in excess of £340,000

Freehold Council Tax Band C

An ideal opportunity for somebody who wants to make improvements to their next home.

In brief, the accommodation comprises double glazed front door into entrance hall leading to lounge, kitchen/diner, ground floor shower room with separate w/c, and three first floor bedrooms.

Externally, the plot size of this West-facing rear garden is a particular feature of the property, being laid predominantly to lawn, with a profusion of tree and shrub-lined borders and maturing planted areas. There's also a detached garage with up & over door, and a personal door to the garden. To the front of the property is off-road parking and a lawned front garden. Other benefits include gas central heating and no onward chain.

Situated in Quantock Road, the property is ideally located, being just a short stroll from Selden Parade shops which cater for everyday needs and The John Selden public house. Worthing town Centre, with it's more comprehensive range of pedestrianised shopping facilities is approximately four mile distance, and the nearest mainline railway station is Durrington-on-Sea giving great links to most major towns and cities.

Entrance hall

Lounge
11'2 x 15'10 (3.40m x 4.83m)





Kitchen/breakfast room
13'6 x 10'0 (4.11m x 3.05m)

Ground floor shower room
7'7 x 5'6 (2.31m x 1.68m)

Separate w/c

Stairs to first floor



Bedroom one
12'8 x 10'8 (3.86m x 3.25m)

Bedroom two
12'9 x 8'6 (3.89m x 2.59m)

Bedroom three
9'6 x 7'3 (2.90m x 2.21m)

Front garden

Off road parking

Garage

Well stocked West facing rear garden



Floor Plan



Viewing

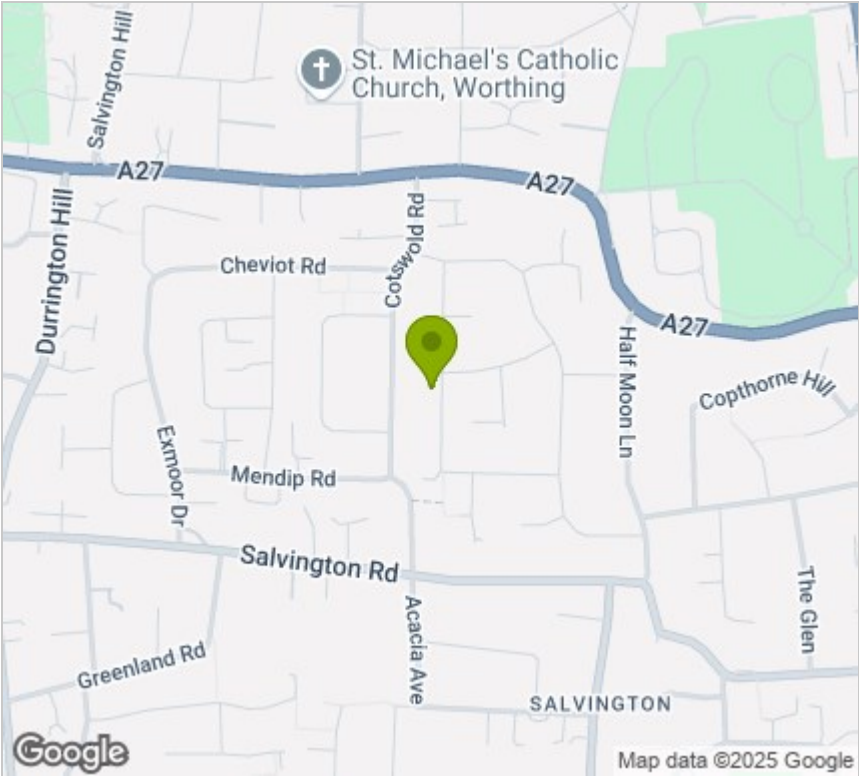
Please contact our Worthing Office on 01903 958770 if you wish to arrange a viewing appointment for this property or require further information.

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 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

