



**JAMES & JAMES**  
ESTATE AND LETTING AGENTS

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BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE



32 Windermere Crescent

Castle, Worthing, BN12 6JY

Guide price £425,000

Freehold Council Tax Band D



A superb two (formerly three) bedroom, detached bungalow in lovely condition, offered for sale with NO ONWARD CHAIN.

In brief the accommodation comprises UPVC double glazed front door to spacious entrance hall, L shaped lounge/diner with focal fireplace and pleasing outlook.

There are two double bedrooms with the master bedroom boasting full width fitted wardrobes,. There is a modern fitted kitchen/breakfast room with a door leading to the conservatory which enjoys a pleasing outlook over the rear garden.

Externally there is ample off road parking, a 30ft rear garage, and a landscaped rear garden for ease of maintenance. 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 bungalow.

Situated off Palatine Road, buses serve the area and local shops can be found nearby at Strand Parade which caters for everyday needs.

The nearest mainline railway station is Durrington-on-Sea which gives great links to most major towns and cities.

Please call the vendor's sole agents to arrange a private viewing tour.

UPVC double glazed front door





Entrance hall  
12'0 narrowing to 5'9 x 18'10  
(3.66m narrowing to 1.75m x 5.74m)

L shaped lounge/diner  
23'9 narrowing to 11'7 x 15'9  
narrowing to 10'6 (7.24m  
narrowing to 3.53m x 4.80m  
narrowing to 3.20)

Modern fitted kitchen/breakfast  
room  
12'6 x 10'2 (3.81m x 3.10m)

UPVC double glazed conservatory  
14'7 x 11'7 (4.45m x 3.53m)

Bedroom one with fitted  
wardrobes  
11'5 x 12'1 (3.48m x 3.68m)

Bedroom two  
8'9 x 8'2 (2.67m x 2.49m)

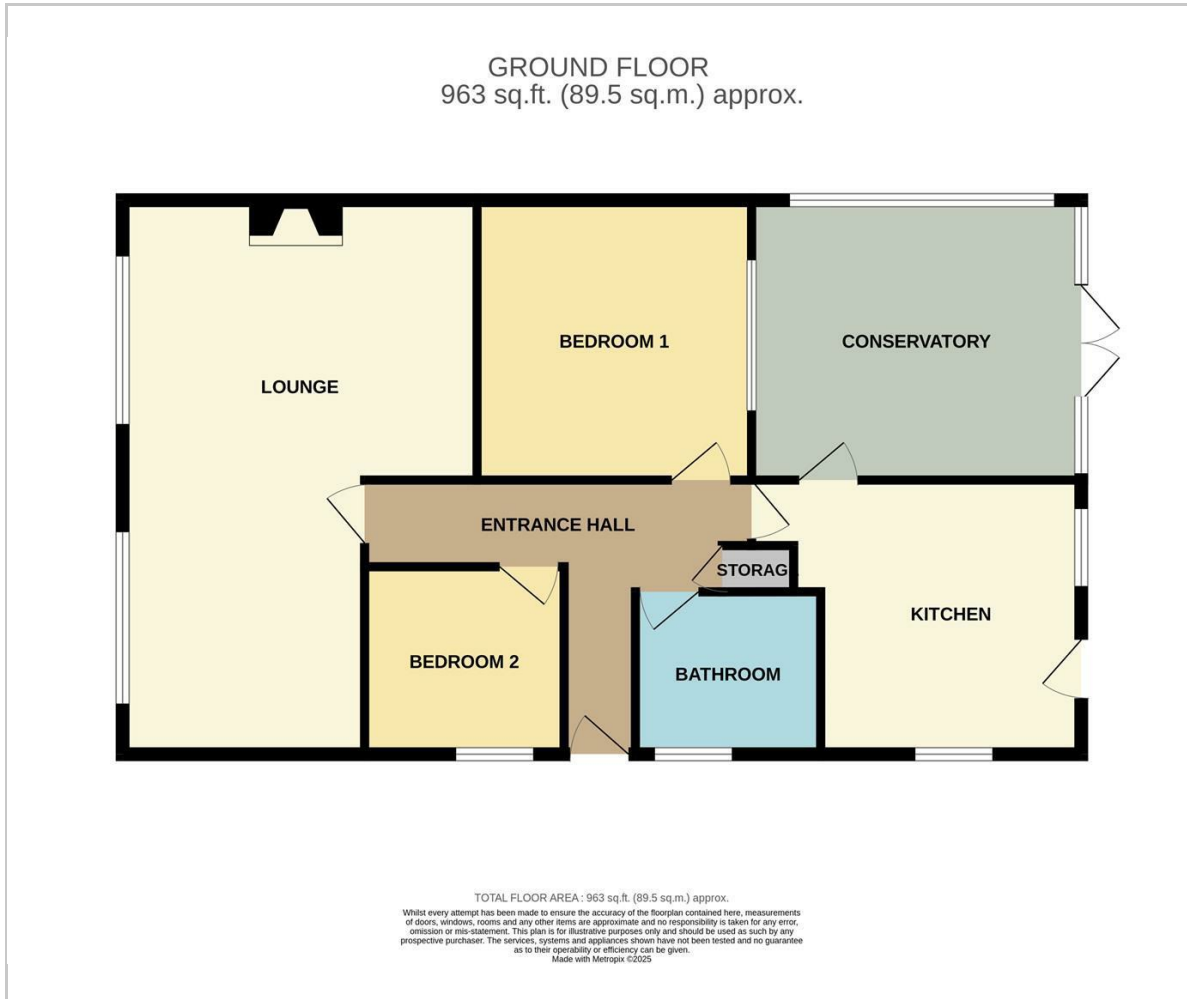
Modern fitted family bathroom

Ample off road parking

Feature rear garden

Double length garage  
30'9 x 8'0 (9.37m x 2.44m)

## 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.

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## Area Map



## Energy Efficiency Graph

