



Town Centre

Flat 2, 30 Salisbury Road, Worthing, West Sussex, BN11 1RD

Guide Price £220,000 Leasehold

Michael
Jones
& Company

- Spacious Two Bedroom Flat
- Private Garden
- Impressive Kitchen/ Breakfast room with Island
- Wet Room
- Separate Cloakroom
- Convenient Town Centre Location
- Within Half a Mile of Worthing Mainline Station
- Within Half a Mile of Seafront

Location

The property is situated in the heart of Worthing town centre with its comprehensive shopping facilities, bars and restaurants. Worthing Mainline Railway Station and Worthing Seafront can both be found within half a mile. Bus services pass along Richmond Road.

Front door

Stairs up to first floor with door to -

Entrance Hall

22' x 6'5" (6.7m x 1.96m) Spacious entrance hall benefitting from carpeted flooring, radiator, loft hatch, storage cupboard and door to -

Living Room

15'8" x 13'1" (4.78m x 4m) Dual aspect room with both south and west aspect benefitting from 2 double glazed windows, radiator, electric fireplace and ceiling light.

Kitchen/Breakfast Room

12'5" x 11'11" (3.78m x 3.63m) Fitted kitchen benefitting from a range of base and wall units, sink/drain unit, space for fridge/freezer, space for washing machine, space for freestanding cooker, central island with cupboards and breakfast bar. Wall mounted boiler and two double glazed windows.

Bedroom One

15'1" x 14'10" (4.6m x 4.52m) Carpeted flooring, double glazed window, radiator and a ceiling light.

Bedroom Two

12'3" x 11'10" (3.73m x 3.6m) Carpeted flooring, sash window, radiator and a ceiling light.

Wet Room

7'6" x 6'6" (2.29m x 1.98m) Spacious wet room benefitting from a basin with vanity unit below, Mira shower with seat and shower curtains. Window, heated towel rail and airing cupboard.

Separate W.C.

Low level W.C., radiator, double glazed window and carpeted flooring.

Outside

To the rear the property benefits from a private rear garden laid to patio with a summer house.



Viewing

Strictly by appointment through Michael Jones & Company.

All dimensions are approximate and quoted for guidance only. Reference to appliances and/or services does not imply they are necessarily in working order or fit the purpose. Buyers are advised to obtain verification from their solicitors as to the Freehold/Leasehold status of the property and any fixtures and fittings.



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