



Goring Road

Goring-by-Sea, West Sussex

£145,950

Leasehold

Two Bedroom Maisonette

- Convenient Location
- No Ongoing Chain
- Ideal Buy To Let
- Maisonette
- Two Bedrooms
- Gas Central Heating
- Double Glazing
- Private Terrace
- On 700 Bus Route



Goring Road, Goring-by-Sea, West Sussex, BN12 4PE

HomeXperts Worthing are pleased to offer for sale this 2 bedroom maisonette conveniently located close to the local amenities and the 700 Coastliner bus route within the sought after area of Goring-by-Sea.

The property benefits from having no ongoing chain, double glazing, gas central heating and a private terrace to the rear.

Internally the accommodation includes an entrance hall, kitchen, living room, landing, Two bedrooms, bathroom and a loft.

This property would make an ideal buy to let investment or perfect for a first time buyer.

Owner's opinions...

“

Unfortunately the owner is unavailable to comment at present.

”

The accommodation

(Room sizes are approximate only)

Entrance Hall

Kitchen

3.3m x 1.6m (10' 10" x 5' 3")

Living Room

5.26m x 3.89m (17' 3" x 12' 9")

Landing

Bedroom One

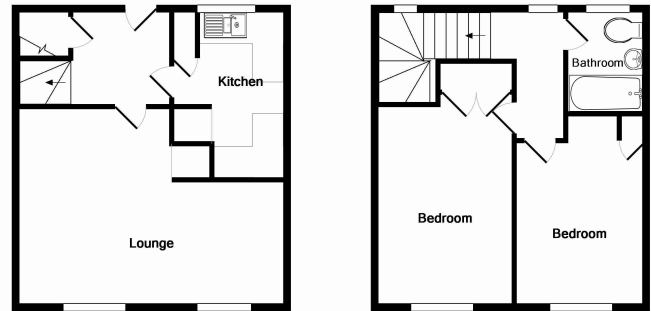
4.22m x 2.57m (13' 10" x 8' 5")

Bedroom Two

3.76m x 2.57m (12' 4" x 8' 5")

Bathroom

Private Terrace



Ground Floor
Approx. Floor
Area 328 Sq.Ft.
(30.5 Sq.M.)

1st Floor
Approx. Floor
Area 328 Sq.Ft.
(30.5 Sq.M.)

Total Approx. Floor Area 657 Sq.Ft. (61.0 Sq.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Private Terrace

A private terrace leading to the front door of the maisonette, enclosed by fencing and accessed from the rear of the property.



Transport links

Nearest stations:
National Train Station
Durrington-on-Sea (0.6 miles)

Additional information

This property is sold on a leasehold basis. The vendor has advised the following: Maintenance £500 p/a, Ground Rent £100p/a. Council Tax Band B - £1181.53

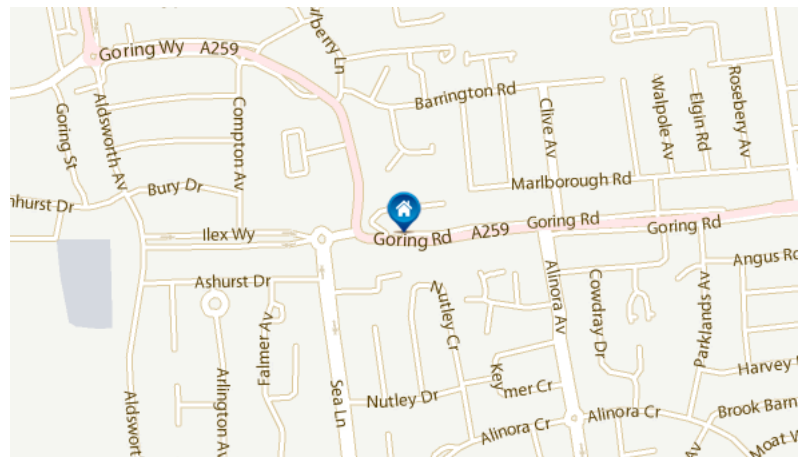
Local Schools:
Worthing, Goring-By-Sea C.E. First School (Aided) Distance:0.1 miles
West Park CofE First and Middle (Controlled) Distance:0.3 miles

For further information, to arrange a viewing, or to discuss your own property marketing, please contact us.

HomeXperts Worthing
Tel: 01903 536320
worthing@hxea.co.uk

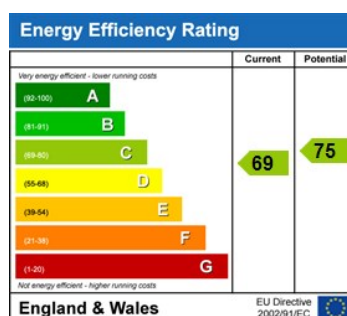
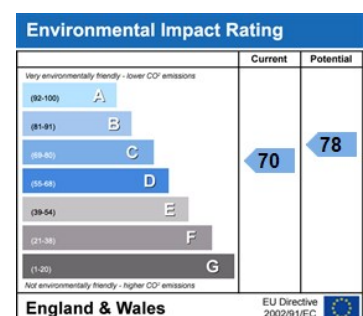
Visit www.homexpertsuk.com for more properties.

Map



What to do next...

If you would like to view or make an offer, please contact Neil Culver on 01903 536320



Please note that the above information has been provided by the vendor in good faith, but will need verification by the purchaser's solicitor. Any areas, measurements or distances referred to are given as a guide only and are not precise. The mention of any appliances and/or services in this description does not imply that they are in full and efficient working order and prospective purchasers should make their own investigations before finalising any agreement to purchase. It should not be assumed that any contents, furnishings or other items shown in photographs are included in the sale.