Robert Luff & Co

Sullington Gardens, Worthing

Freehold - Asking Price £550,000

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We are delighted to offer this attractive two bedroom detached chalet bungalow, situated in the sought-after Findon Valley area and enjoying beautiful views towards the gallops, surrounding countryside and South Downs. The property offers spacious and versatile accommodation arranged over two floors, with three reception rooms, a generous rear garden with a secluded secret garden, a private driveway and garage.

Key Features

- Two Bedroom Detached Chalet Bungalow
- Stunning Gallops and Downland Views
- Spacious Bay Fronted Lounge
- Separate Dining Room
- Breakfast Room with Garden Access
- Family Bathroom with Bath and Shower
- First Floor Bedroom with En Suite WC
- Secluded Rear Garden with Summer House
- Private Driveway and Garage
- Council Tax Band E | EPC Rating D

The accommodation is approached via an enclosed entrance porch, leading into a spacious entrance hall. The bay-fronted lounge enjoys a westerly aspect with attractive views towards the gallops and features a fireplace and an additional side window.

The ground floor also offers a separate dining room with a staircase leading to the first floor, a breakfast room with French doors opening onto the rear garden and a fitted kitchen with a range of wall and base units, integrated appliances and side access. A generous double bedroom and spacious family bathroom, featuring a separate shower cubicle and charming claw-foot roll-top bath, complete the ground floor accommodation.

On the first floor is a further spacious double bedroom, enjoying wonderful views towards the gallops from the front window and across the surrounding Downs from two rear skylights. The bedroom also benefits from built-in storage, useful eaves storage and an adjoining WC.

Outside, the property is approached via a front garden, predominantly laid to lawn, with a private driveway providing off-road parking and access to the garage. Gated side access leads to the enclosed rear garden, which features a patio area and areas of lawn. To the rear is a delightful, secluded secret garden, complete with a summer house, pond and storage shed.

Situated in the popular Findon Valley area, the property is conveniently located for local shopping facilities, schools and amenities, including The Vale School. Excellent road links are available via the A24, A27 and A259, providing easy access to Worthing and the surrounding areas.











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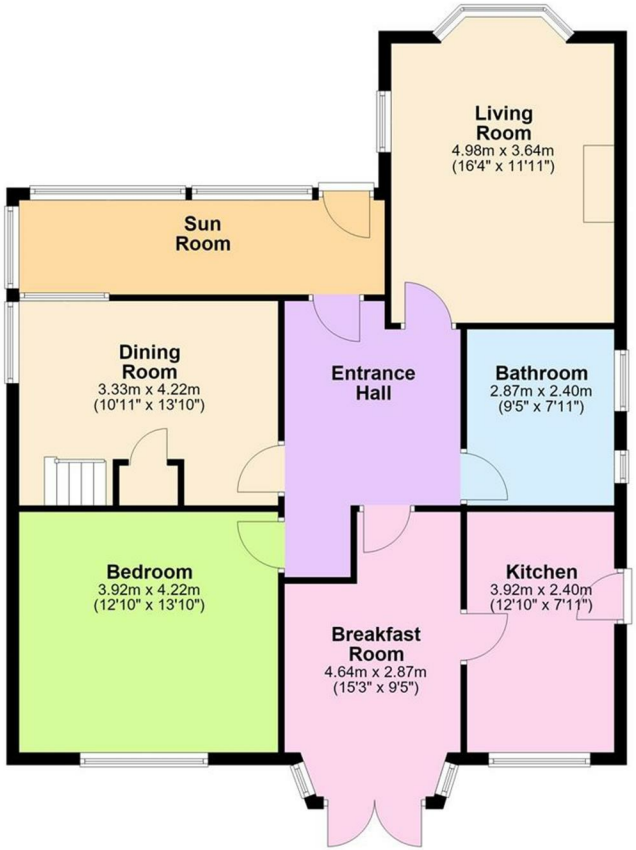
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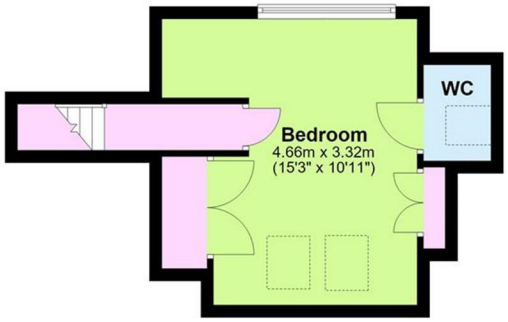
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Floor Plan Sullington Gardens

Ground Floor
Approx. 98.2 sq. metres (1056.9 sq. feet)

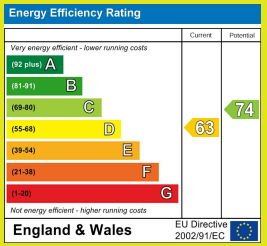


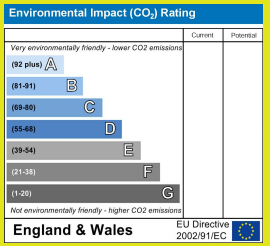
First Floor
Approx. 23.2 sq. metres (249.3 sq. feet)



Total area: approx. 121.4 sq. metres (1306.2 sq. feet)







The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

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