



16 Burnham Road

Worthing, West Sussex BN12 2NN



Property Features

- Semi Detached Bungalow
- Fitted Kitchen
- Southerly Rear Garden
- Driveway to Garage
- Two Double Bedrooms
- Bay Fronted Lounge
- Driveway to Garage
- In Need Of Updating



The Location

The property is situated in a popular residential area, conveniently located for the local shops and amenities of Salvington. A Tesco superstore is just a short drive away, with easy access to the A27 and A24 road networks. Regular bus services provide links to surrounding areas, while Worthing town centre is approximately two and a half miles away, offering a wide range of shops, restaurants, pubs, cinemas, theatres and leisure facilities. Durrington-on-Sea railway station is also within easy reach, approximately one and a half miles from the property.

The area is also served with schools for all ages.

About the Property

A Two Bedroom Detached Bungalow with Southerly Garden and Potential to Extend

Situated in this popular residential area, conveniently located for the local amenities of Salvington and West Worthing, this two bedroom bungalow presents an excellent opportunity for buyers looking to modernise and create a home to their own taste and style.

The accommodation comprises a lounge, kitchen, two bedrooms and bathroom, with the added benefits of off-road parking and a southerly facing rear garden.

Offering exciting potential for improvement and possible extension to the rear or into the roof space, subject to the necessary planning permissions and consents, this property provides scope to create a home tailored to individual requirements.

Ideally suited to a retired couple, a small family or those looking to downsize, this is a property with plenty of potential, and an internal viewing is highly recommended to appreciate the possibilities on offer.





Viewing Strictly by appointment through Justice & Co Residential
01903 802 700 | residential@justiceandco.co.uk
307-309 Goring Road, Worthing, West Sussex BN12 4NX

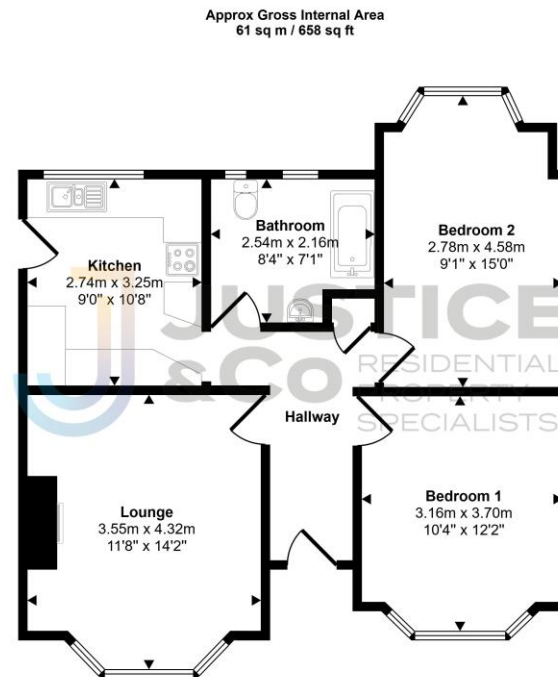


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Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

- Council Tax Band C
- Offers Over £300,000
- Size 658 sq ft (approx.)
- Tenure: Freehold

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

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	63 D	80 C
39-54	E		
21-38	F		
1-20	G		