



4 Woodlea Road

Tarring, Worthing, BN13 1BN

Guide price £600,000

Freehold Council Tax Band D



We are delighted to present this charming Edwardian-style semi-detached house, offering a wonderful blend of period character and modern family living.

The property boasts four well-proportioned bedrooms, two spacious reception rooms, a family bathroom, and a large kitchen/breakfast room.

Externally there is a spacious low maintenance rear garden and a private driveway to the front.

Situated in the desirable Tarring Village, this property is ideally located for those looking for a tranquil yet well-connected place to call home. The property is within easy reach of several sought-after schools, a variety of local shops, cozy cafés, and traditional pubs.

#### Transport Links:

A short distance to West Worthing Mainline Rail Station, offering direct routes to Brighton, London, and beyond, ideal for commuters.

#### ENTRANCE

##### Entrance Hall

##### Lounge

14'3 x 11'8 (4.34m x 3.56m)

##### Dining Room

14'4 x 10'6 (4.37m x 3.20m)

##### Kitchen Breakfast Room

17'2 x 9'10 (5.23m x 3.00m)





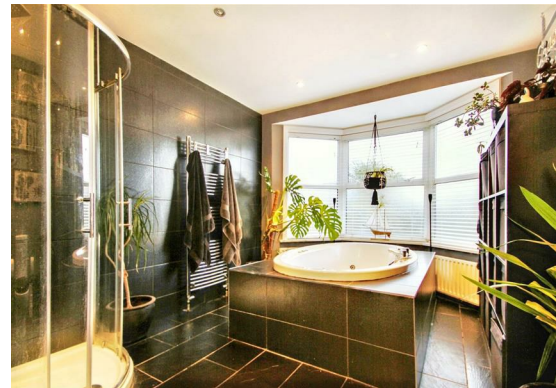


## FIRST FLOOR LANDING

Bedroom One  
15'9 x 12'2 (4.80m x 3.71m)

Bedroom Two  
12'1 x 10'6 (3.68m x 3.20m)

Bathroom  
14'1 x 9'8 (4.29m x 2.95m)



## SECOND FLOOR LANDING

Bedroom Three  
13'10 x 10'1 (4.22m x 3.07m)

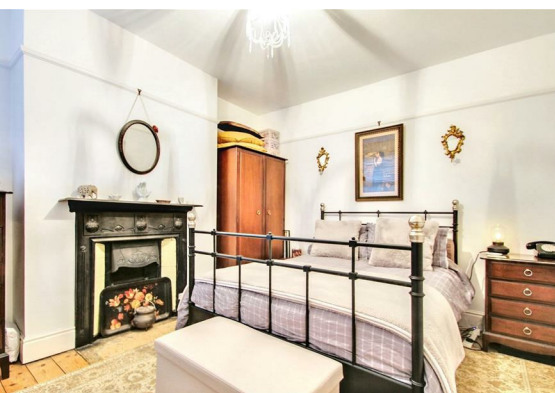
Bedroom Four  
9'9 x 8'3 (2.97m x 2.51m)

## OUTSIDE

Rear Garden

Summer House / Sauna

Off Road Parking





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.

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Area Map



Energy Efficiency Graph

