



## Marine Parade, Worthing, BN11 3QG

Asking Price £1,350,000

Forming part of Worthing's historic 19th century seafront, this exceptional townhouse is one of the last remaining unconverted homes along the iconic Marine Parade. Having been comprehensively renovated and thoughtfully extended, it now presents a rare opportunity to acquire a substantial period residence that seamlessly combines heritage architecture with a remarkable level of finish and modern refinement.

Arranged over multiple floors and extending to over 4,000 sq ft, the accommodation offers a versatile layout with five to six bedrooms and an impressive balance of formal and informal living space. The principal reception room enjoys a striking bay window with direct sea views, framing uninterrupted outlooks across the promenade and towards Worthing Pier, while a separate dining room and beautifully designed kitchen breakfast room provide ideal spaces for both everyday living and entertaining.

- One of last unconverted seafront homes
- Five or six bedroom versatile layout
- Exceptional renovation with high quality finish
- Stunning cast iron staircase and detailing
- Private low maintenance rear garden
- Direct sea views towards Worthing Pier
- Five bath and shower rooms plus WC
- Wealth of original period features retained
- Modern kitchen with integrated appliances
- Garage and additional outbuildings



Positioned directly on Worthing's sought-after seafront, Marine Parade offers one of the town's most desirable and recognisable settings, combining uninterrupted coastal views with immediate access to a vibrant and well-connected town centre.

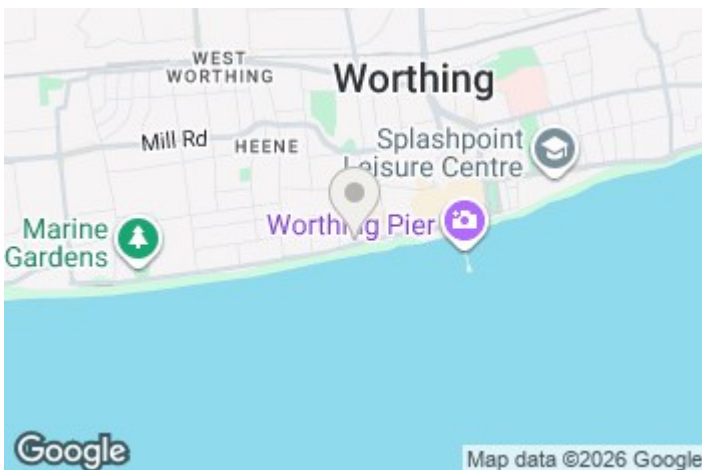
The promenade and beach are quite literally on your doorstep, providing an ever-changing outlook and a lifestyle centred around the coast. Whether it is morning walks along the seafront, paddleboarding, or simply enjoying the nearby cafés and restaurants, the location offers a relaxed yet active way of living that is difficult to replicate.

Worthing town centre is within easy reach, offering a wide selection of independent shops, well-known retailers, bars and restaurants, along with the Connaught Theatre and cinema. The area has seen significant investment in recent years, further enhancing its appeal as a place to live and socialise.

For commuters, Worthing mainline station is within convenient distance, providing direct links to London, Brighton and along the South Coast, while road connections via the A27 and A24 offer straightforward access further afield.

The location also benefits from proximity to the South Downs National Park, offering a contrasting landscape of rolling countryside, walking trails and outdoor pursuits just a short drive away.

Combining coastal living with everyday convenience, Marine Parade represents a rare opportunity to enjoy a true seafront lifestyle within a well-established and increasingly popular South Coast town.



## EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	65	81
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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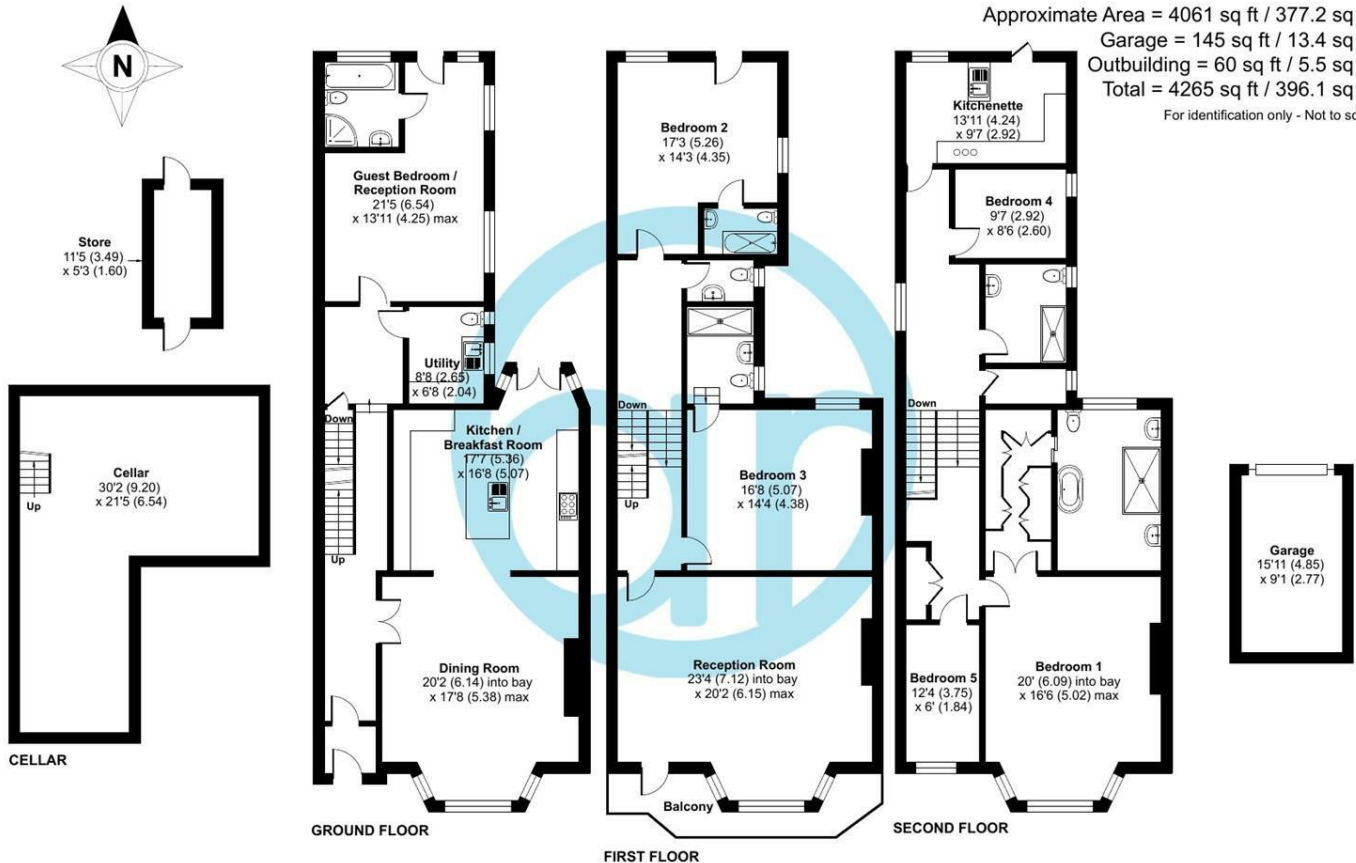
Approximate Area = 4061 sq ft / 377.2 sq m

Garage = 145 sq ft / 13.4 sq m

Outbuilding = 60 sq ft / 5.5 sq m

Total = 4265 sq ft / 396.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Aspire Residential Real Estate. REF: 1448520

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