



Chappell Croft | Worthing | West Sussex | BN11 4JL
Asking Price Of £285,000



We are pleased to be able to offer a first floor, purpose built flat. The property offers two bedrooms, fitted kitchen, modern shower room and 18ft lounge. The apartment also benefits from a private rear garden.



Key Features

- First Floor Purpose Built Flat
- Two Bedrooms
- 18ft Lounge
- Fitted Kitchen
- Modern Shower Room
- Private Rear Garden
- Freehold
- Close To Local Transport Links
- Close To Local Shopping Facilities



2 Bedrooms



1 Bathrooms



1 Reception Room

INTERNAL

Private front door leading into the entrance with stairs rising to the first floor landing. The property boasts an 18ft lounge/diner with views over the tree lined road & the modern dual aspect kitchen has space for a range of appliances and overlooks the private rear garden. The primary bedroom has built in wardrobes and the second bedroom also benefits from built in wardrobes. The modern fitted bathroom comprises of fully tiled walls, walk in shower, wash hand basin and WC. The property benefits from the loft which is part boarded and has a light and power point.

EXTERNAL

The private south/ west facing rear garden is accessible via secure gate and is landscaped to paving with a raising flowerbed and a pond. There is a private entrance accessible via stair case and there is a private cupboard underneath.

LOCATION

In the popular Chappell Croft development, the flat has on street parking and bus routes run along Mill Road. West Worthing train station is 0.5 miles away and Worthing town centre with its comprehensive shops, restaurants and theatres is approximately 0.8 miles away.

ENURE

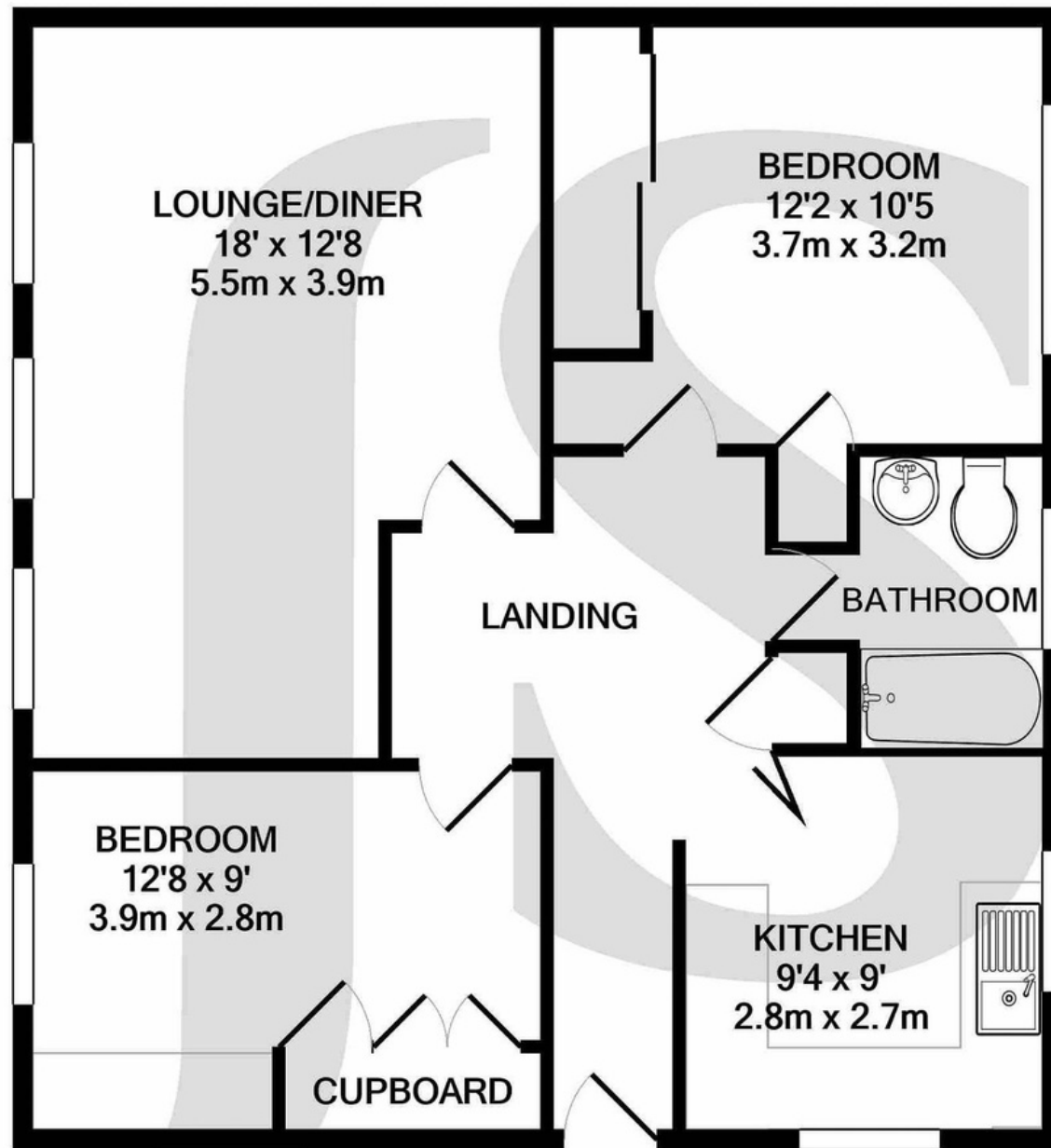
FREEHOLD

Maintenance: 50/50 on an as and when basis with the ground floor flat.

COUNCIL TAX BAND

B





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 is given as to their operability or efficiency can be given.

Whilst we endeavour to make our property sales and services systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency can be given. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for illustrative purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishings, gas fires, electrical goods/ fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Property Details:

Floor area (as quoted by EPC: 64 sqm)

Tenure: Freehold

Council tax band: b