



Llandaff Court | Downview Court | West Sussex | BN11 4QU
Asking Price Of £150,000





We are pleased to be able to offer a first floor, purpose built studio apartment to the market. The property offers a west facing studio room with access to a west facing balcony, separate kitchen, modern fitted bathroom, long lease and brick built storage shed.



Key Features

- First Floor Purpose Built Apartment
- Studio Room
- Separate Kitchen
- Modern Fitted Bathroom
- West Facing Balcony
- Brick Built Storage Shed
- Close To Local Bus Routes
- 0.3 miles to West Worthing Train Station
- Long Lease



0 Bedroom



1 Bathrooms



1 Reception Room

INTERNAL

Communal front door with security entry phone system, stairs rising to first floor. Front door leading into the entrance hall with access to all rooms and storage cupboards. The studio room is L shape with space for living and bedroom furniture and access to the west facing balcony. The separate kitchen comprises of units with space for oven and space and plumbing for washing machine, sink and drainer. The modern fitted bathroom comprises of panelled bath, glass shower screen, wash hand basin with storage below and WC.

EXTERNAL

West facing balcony overlooking the well kept communal gardens. Brick built storage shed and visitors parking.

LOCATION

The popular Llandalff Court development is off of Downview Road, positioned only 0.3 miles to West Worthing train station. Bus stops run along close by Mill Road and local shops, banks and eateries can be found off the West Worthing high street approximately 0.5 miles away. Worthing town centre with its comprehensive shops, restaurants and theatres is approximately 1 mile away.

TENURE

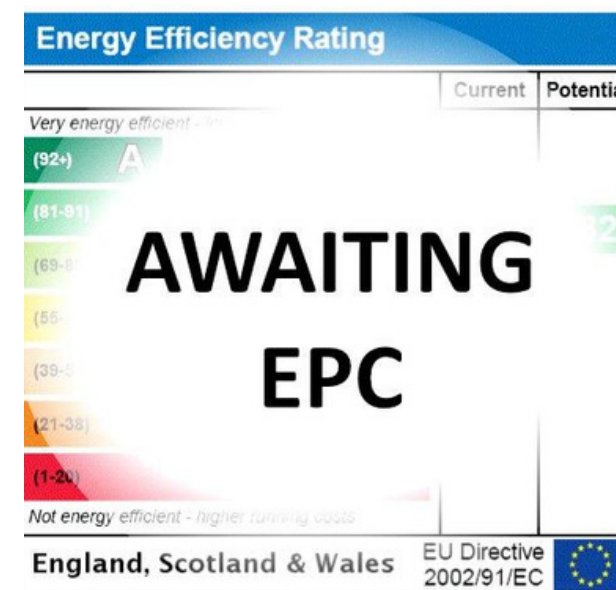
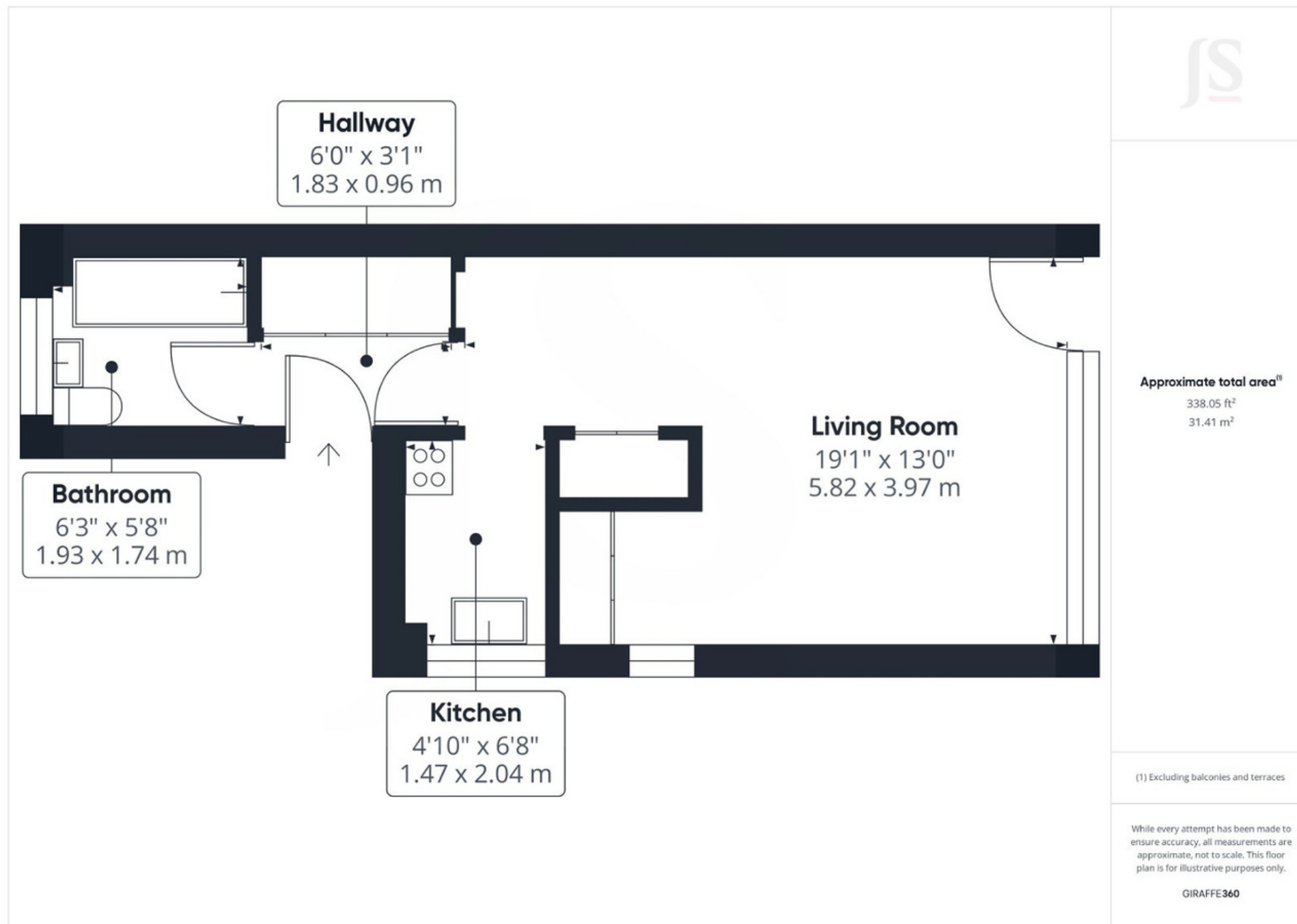
Leasehold

Lease: 937 years remaining

Service Charge: £1200 per annum

Ground Rent: £125 per annum





Property Details:

Floor area (as quoted by EPC: TBC sqm)

Tenure: Leasehold

Council tax band: A

Whilst we endeavour to make our property particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. 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 layout and identification 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.