

Seabright | West Parade | Worthing | BN11 3QT | West Sussex
Asking Price Of **£290,000**





We are delighted to offer for sale a very well presented two bedroom 1st floor flat in a popular seafront development with spectacular sea views. This spacious flat features two bedrooms, 19ft lounge with access to balcony, modern kitchen, shower room and separate W.C. The development offers well kept communal areas and residents parking.



Property details: Seabright | West Parade | Worthing | BN11 3QT | West Sussex

Key Features

- VENDOR SUITED
- Excellent Condition
- First Floor Apartment
- Two Double Bedrooms
- Residents Parking
- South Facing Balcony
- Dual Aspect
- Sea Views
- Renovated Throughout
- Service Charges inc Heating & Hot Water



2 Bedrooms



1 Bathrooms



1 Reception Rooms

INTERNAL

Offering spacious internal accommodation with a modern feel, the property is located on the first floor which is accessed by a communal lift or stairwell. The flat is positioned at the front of the block so benefits from a dual Southerly/Westerly aspect to the lounge. The flat has a generous hallway with storage cupboards and leads to all rooms, separate W.C, newly fitted bathroom with p shaped bath, electric shower and glass screen, two double bedrooms, modern kitchen with shaker style cupboards and quartz worktops, integrated dishwasher and fridge/freezer, space and plumbing for washing machine. The main feature of apartment is the 19ft lounge with dual aspect and access the balcony.

TENURE

Leasehold - 167 yrs remaining

Service Charges - £3400 PA to include Heating & Hot Water

Ground Rent - £87 PA

COUNCIL TAX BAND

C

EXTERNAL

The property features a south facing balcony with spectacular sea views, perfect for enjoying sunny evenings or a morning coffee and embracing the seaside lifestyle. There are well tended communal gardens throughout the grounds surrounding the building with an array of communal parking spaces.

LOCATION

on West Parade within a stones throw of Worthing Seafront. Local amenities can be found on Heene Road within a quarter of a mile. Worthing Town Centre with its comprehensive shopping amenities, restaurants, pubs, cinemas, theatres and leisure facilities is approximately three quarters of a mile away. The nearest station is West Worthing which is approximately one mile away. Bus services run nearby.





Approximate total area⁽¹⁾
 866.81 ft²
 80.53 m²

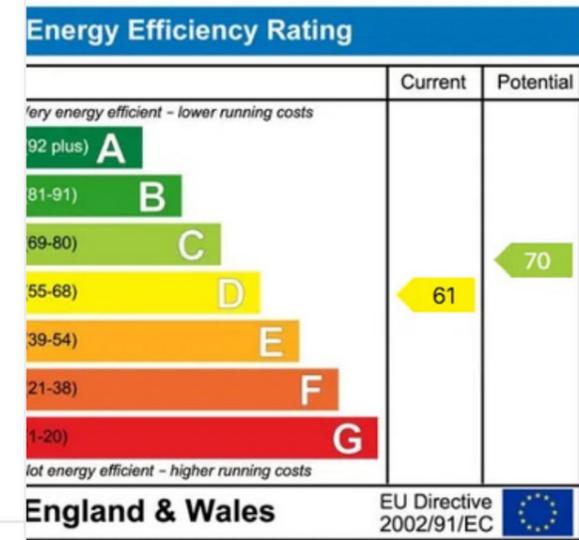
Balconies and terraces
 38.43 ft²
 3.57 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



Property Details:

Floor area (as quoted by EPC: 904sqft)

Tenure: Leasehold

Council tax band: C

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.

