IAN WATKINS
Estate Agents

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## FIRST FLOOR STUDIO FLAT OVER LOOKING LITTLEHAMPTON BEACH

- 14'8 Living Area
- Separate WC
- Freshly Decorated
- Wooden look Floors
- Close to Beach
- Storage Cupboard
- Entry Phone
- Available Now

# £700 PCM

Ian Watkins Estate Agents are pleased to offer for let this studio in Littlehampton. The accommodation features a 14'8 living room area, w/c and shower cubicle, it has been freshly decorated and is close to the beach.

Accommodation in brief comprises:

**LIVING ROOM - 4.47m x 2.97m (14' 8" x 9' 9")**

Living area with small kitchenette area.

**W/C**

Toilet and hand basin

**SHOWER CUBICLE**

walk in shower with Electric shower

**VIEWING BY APPOINTMENT WITH IAN WATKINS ESTATE AGENTS**
**OPENING HOURS: Mon-Fri 08:45 - 18:00 Sat 09:00-15:00 Sun - Closed**
**Ian Watkins Estate & Letting Agents Ltd, Company No 09329785. Registered address, 36a Goring Road, Worthing, BN12 4AD**

Please note that all the above information has been provided by the owner in good faith, but will need verification by the enquirer if necessary. Any areas, measurements or distances referred to are given as a guide only and are not precise. It should not be assumed that any contents, furnishings or other items shown in photographs (which may have been taken with a wide angle lens) are included unless specifically mentioned. We endeavour to make our details accurate and reliable, but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract.