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BED

# Stunning Views of Newhaven Harbour!

18, Stratheden Court, Seaford, BN25 1JP



Price £180,000

Leasehold - Share of Freehold

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## inbrief...

Phillip Mann estate agents are delighted to offer for sale this well presented and improved second floor apartment. The property is situated in a popular retirement block on Seaford seafront with stunning side SEA VIEWS, views towards Seaford bay and Newhaven Harbour. The main entrance to the building has a secure entry phone system, with stairs and lifts to all floors, and a secure front door to flat 18 on the 2nd floor.

Inside the flat the hall has the main door entry system, connection to the 24-hour emergency phone service, linen, and storage cupboards.

The large living room features stunning sea views with full height windows, electric heating, TV, and telephone points.

The bright kitchen has been refitted with a good range of wall and base units including a sink and drainer unit with mixer taps and cupboards, built in oven and hob with hood above, integrated Fridge and Freezer, part tiled walls and a window to the side with sea views to the West.

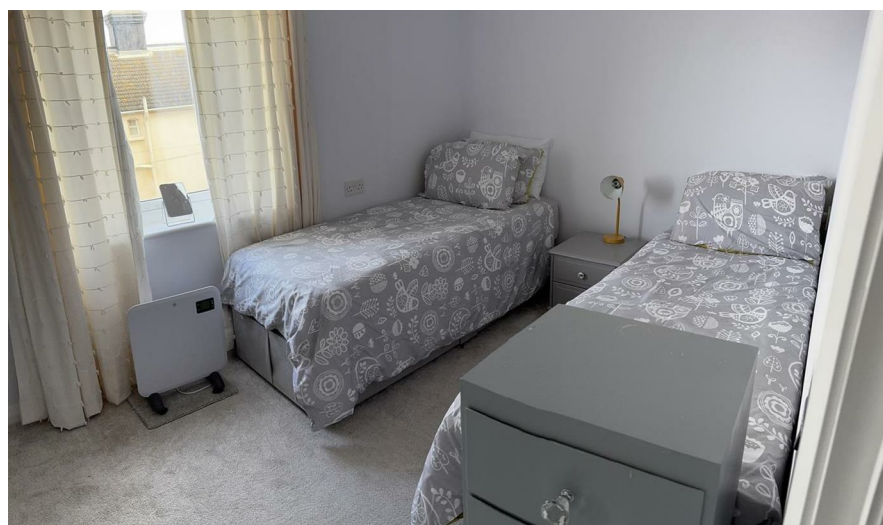
The bedroom includes a lovely sized built in storage wardrobe, space for a double bed and chest of drawers.

The fully tiled shower room features a large walk-in shower with thermostatic control, a vanity unit including wash hand basin and w/c, mirrored and illuminated cupboard above. There is also a heated ladder towel rail and an extractor fan.

Communal facilities include a large residents lounge, secluded communal patio garden, two lifts, guest suite and communal laundry.

Measurements:  
Living Room: 15'5 max x 12'6 Kitchen: 9'2 x 6'8  
Bedroom One: 11'8 x 8'8

Outgoings:  
SHARE OF FREEHOLD  
Lease: 999 from 1985  
Service Charge: £1600 per annum.



Council Tax Band: B

Energy Rating: B

moreinfo...



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