



Sandown Court | Byron Road | Worthing | BN11 3HL
£170,000



Jacobs Steel are delighted to offer for sale this deceptively spacious top floor apartment forming part of this purpose built development in one of the areas most desired locations on the outskirts of Worthing Town centre and in easy reason of shops, restaurants, mainline railway and less that 250 metres to Worthing Seafront. The apartment boasts one double bedroom, separate lounge, modern fitted kitchen and bathroom, unallocated residents parking and is sold with no ongoing chain.



Key Features

- Top Floor Apartment
- One Double Bedroom
- Modern Fitted Kitchen
- Modern Fitted Bathroom
- Long Lease Remaining
- Ideal First Time Buy or Investment
- Unallocated Residents Parking
- Close to Local Shops, Amenities & Mainline Train Station
- No Ongoing Chain
- Less Than 250 Metres To Worthing Seafront



1 Bedroom



1 Bathroom



1 Reception Room

INTERNAL

A communal front door with security entry system provides access to the communal front door with stairs rising to the top (second) floor. A private front door opens to the entrance hallway with doors to all rooms and a large storage cupboard. The lounge, positioned to the east side of the building with far reaching views creating a light and airy space, measures 13'10 x 9'9 and is comfortably large enough for both lounging and dining. Adjacently is the south facing kitchen, which has been fitted with floor and wall mounted shaker style white units with laminate worksurfaces with space and provisions for white goods. The bedroom, which also faces south, measures a generous 13'3 x 9'10, making this a good double bedroom with space for additional bedroom furniture. A modern bathroom services the apartment and has been fitted with a full white suite including a bath with shower over, toilet and hand wash basin.

EXTERNAL

This purpose built development has communal lawns to the front with an array of matures shrubs lining to front boundary creating a soft and secluded outlook. There is also unallocated communal parking which is positioned to the rear which is offered on a first come, first serve basis.

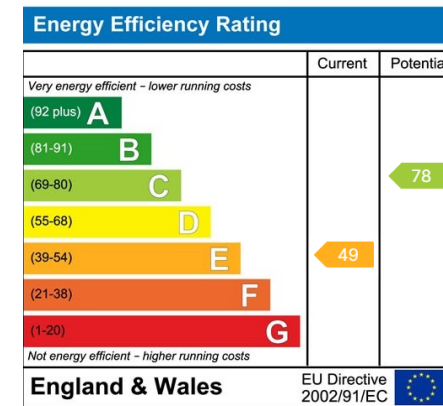
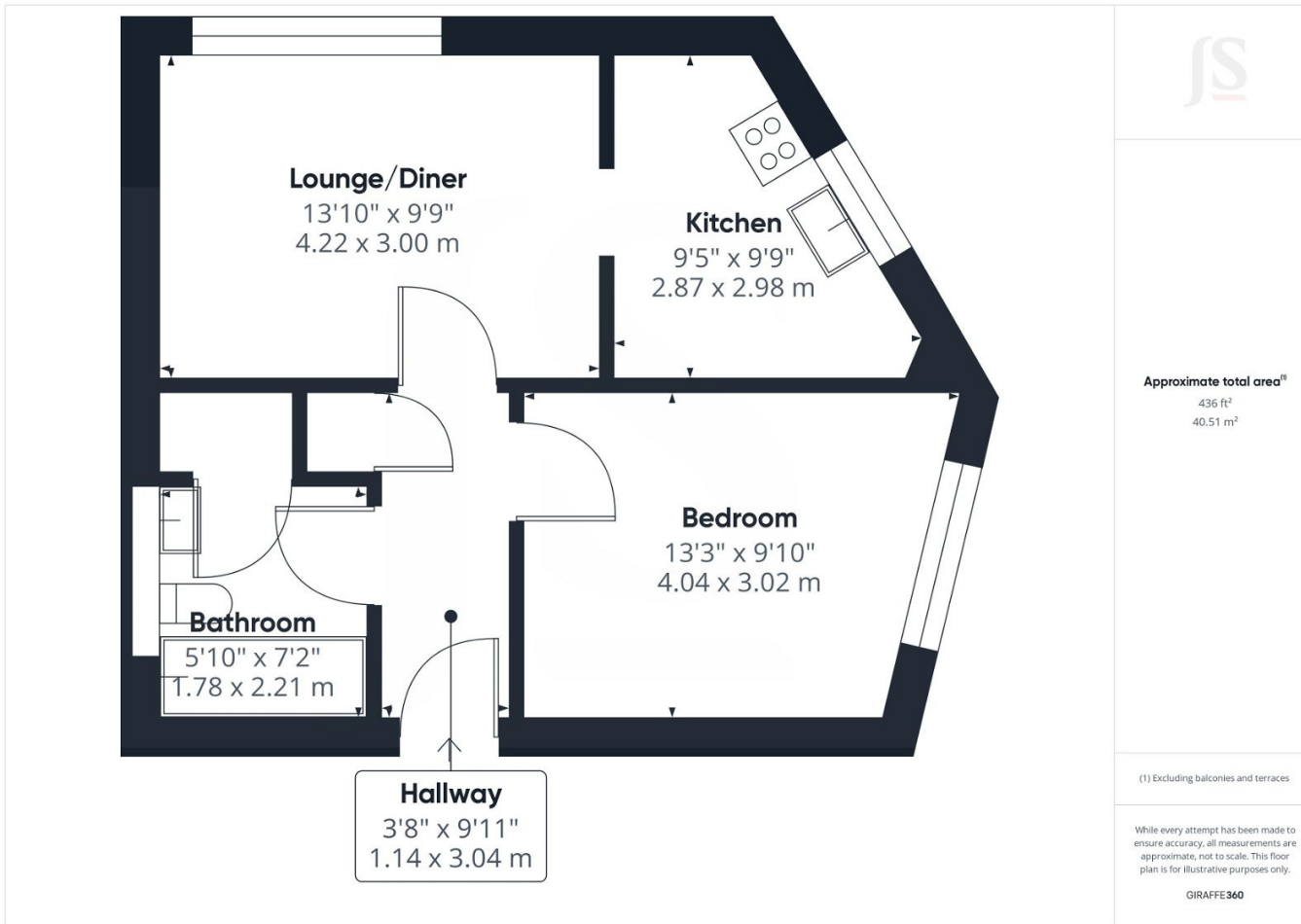
SITUATED

in the heart of Worthing town centre and therefore close by to the array of local restaurants, cafes and shops. The seafront is only a short stroll away and there are excellent transport links available via Worthing train station and the towns bus stops which are all easily accessible by foot.

TENURE & CHARGES

Leasehold; 97 Years Remaining on the lease
Service charge: £525 per annum
Ground Rent: £10 per annum

Council Tax Band A



Property Details:

Floor area *as quoted by EPC: 365 Sqft

Tenure: Leasehold

Council tax band: B

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.