



Heene Court Mansions | Heene Terrace | Worthing | BN11 3NW

£135,000



We are delighted to offer for sale this well proportioned and rarely available studio apartment forming part of this sort after building in the prestigious Heene Terrace on Worthing Seafront. The property boasts a generously sized studio room, fitted kitchen and shower room and is sold with no ongoing chain.



Key Features

- Studio Apartment
- Fitted Kitchen
- Fitted Shower Room
- Long Lease
- Characterful Features
- Seafront Location
- Views Overlooking The South Downs
- Prestigious Heene Terrace Location
- Close to Local Shops, Amenities and Worthing Promenade
- No Ongoing Chain



Studio Room



1 Bathroom



1 Reception Room

INTERNAL

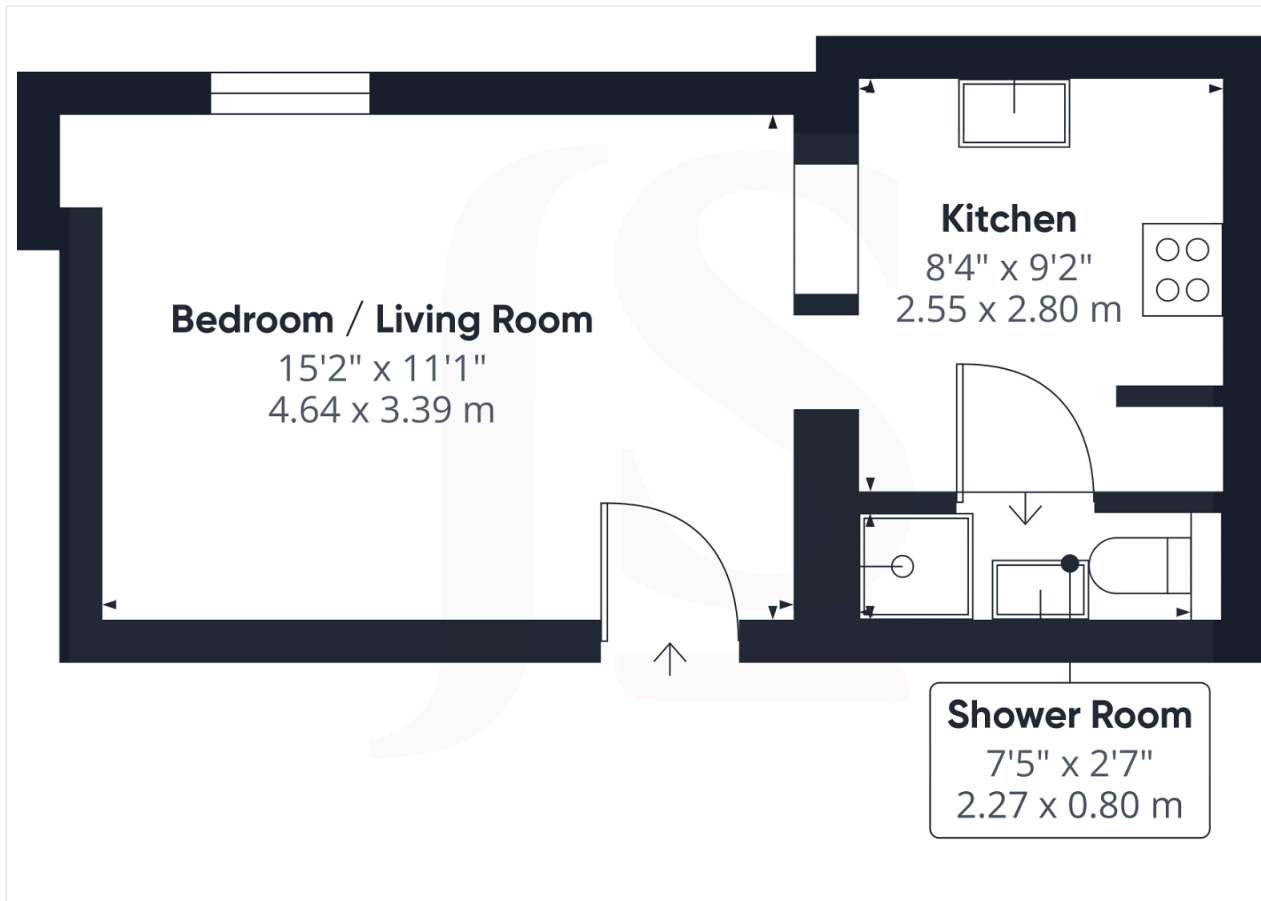
A communal door with security entry system leads to the communal hallway with stairs leading to the top (third) floor. The private front opens into the spacious studio room, this generously sized space measures 15'2" x 11'1" and has plenty of space for both bedroom and living room furniture. The room can easily be sectioned off to create a bedroom area and living area, with views over looking The South Downs. The kitchen has been fitted with an array of wall and floor mounted units, with a breakfast bar and space/provisions for multiple white goods. The shower room is located to the rear of the property and has been fitted with a shower, toilet and hand wash basin.

TENURE & CHARGES

Tenure: Share of freehold
Lease Length: 101 Years remaining
Maintenance £100 per month
Ground Rent £200 per annum
Council Tax Band A

LOCATION

in the prestigious Heene Terrace in Worthing Town Centre, with its comprehensive shopping amenities, restaurants, pubs, cinemas, theatres and leisure facilities, is approximately a mile away. The nearest station is West Worthing which is approximately just under a mile away, and bus services run nearby.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		77
(55-68) D		
(39-54) E	39	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Property Details:

Floor area *as quoted by EPC: 269 Sqft

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.