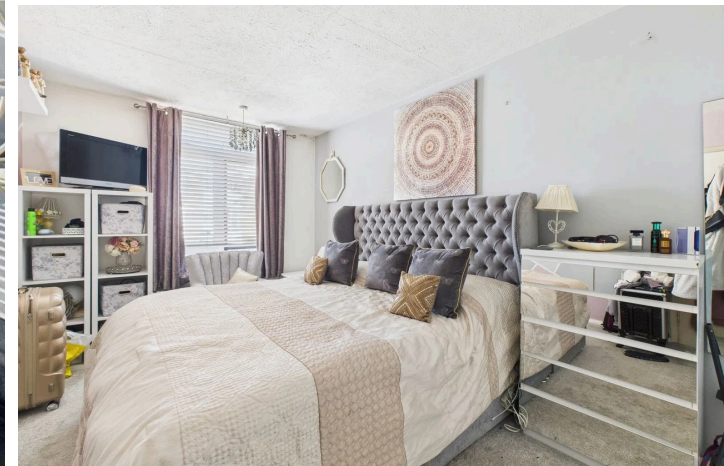
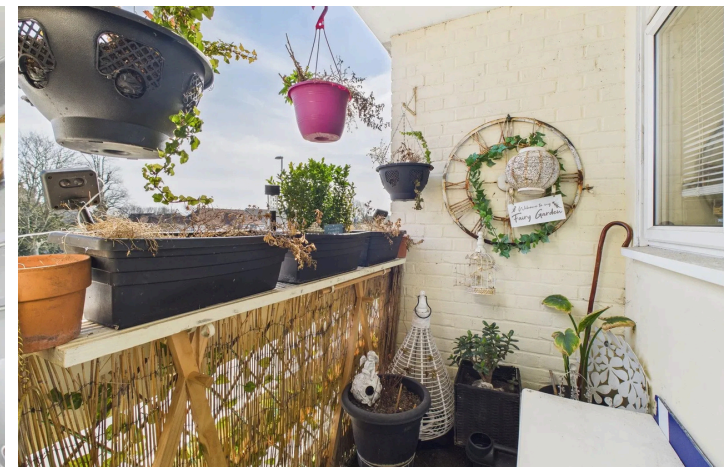
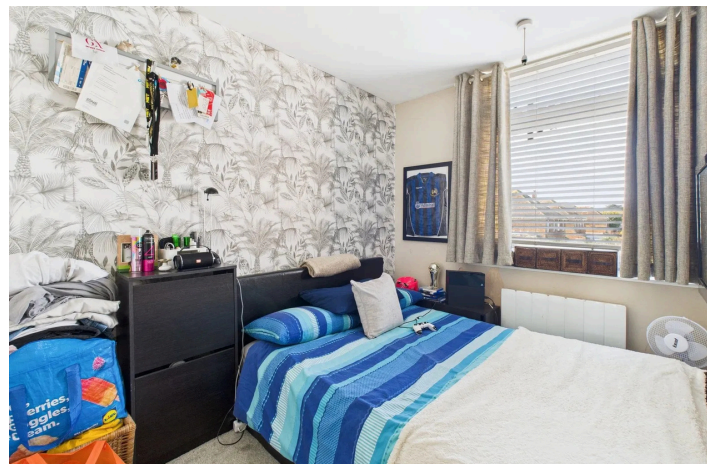




Broadwater Boulevard | Broadwater | Worthing | BN14 8JF
Offers In The Region of £170,000



We are delighted to offer for sale this spacious and well situated first floor apartment in Broadwater, close to local shops, amenities and mainline train station. The property boasts two double bedrooms, dual aspect living/dining room, fitted kitchen & bathroom, private east facing balcony and is sold with no ongoing chain.



Key Features

- First Floor Apartment
- Two Double Bedrooms
- Popular Broadwater Location
- Three Piece Bathroom Suite
- Ideal First Time Buy Or Investment
- Fitted Kitchen
- Dual Aspect Living/Dining Room
- Close To Local Shops, Amenities & Mainline Train Station
- Private Balcony
- No Ongoing Chain



2 Bedrooms



1 Bathroom



1 Reception Room

INTERNAL

The development can be accessed via a secure entry telephone system with stairs that rise to all floors. Positioned on the first floor, the private front door opens to a spacious entrance hallway, creating the perfect space to hang coats and kick off shoes. The living/dining room measures a generous 18'6" x 9'11" and benefits from two large, double-glazed windows which face east, allowing for the welcoming morning sunshine. Positioned parallel is the kitchen, which has been fitted with an array of wall and floor mounted units with space and provisions for multiple white goods. There are two double bedrooms situated at the rear of the apartment measuring 14'0" x 8'11" and 9'1" x 7'4" both comfortably fitting a large double bed alongside various other bedroom furniture. The bathroom has been fitted with a three piece suite including a bath with overhead shower, toilet and hand wash basin.

EXTERNAL

There is a private east facing balcony, which has space for an outdoor table and chairs to enjoy the morning sunshine.

LOCATION

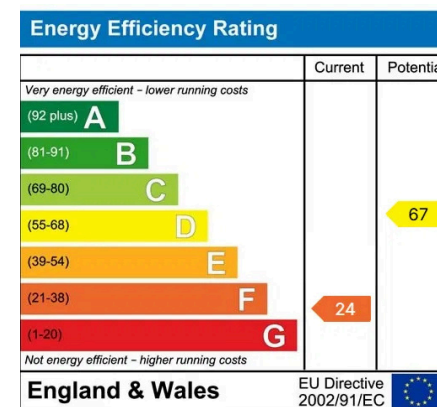
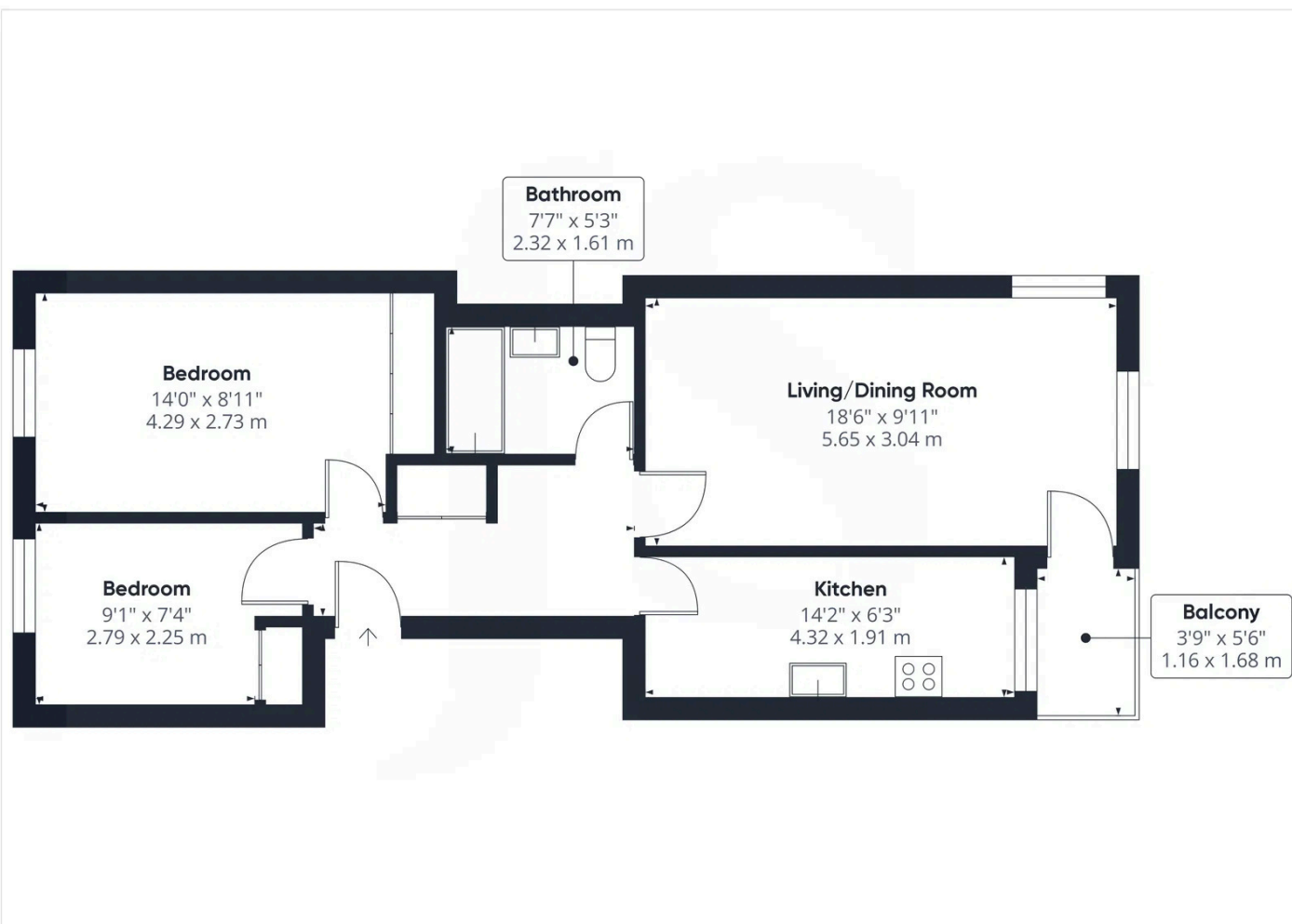
Situated In the popular residential area of Broadwater, the property is less than one mile to Worthing town centre with its comprehensive shopping amenities, restaurants, pubs, cinemas, theatres and leisure facilities. The nearest station is Worthing which is approximately 0.6 miles away. Bus services run nearby and is positioned within a good school catchment area. Offering easy access to the A27 and A24, this accessible location is highly desirable.

Tenure Leasehold

Lease Length 97 years remaining

Maintenance £1800 per annum

Ground Rent £35 per annum



Property Details:

Floor area *as quoted by EPC: 700 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.