

HERITAGE PLACE, BROADMARK LANE, RUSTINGTON



Heritage Place Broadmark Lane, Rustington, BN16 2GY

Freehold

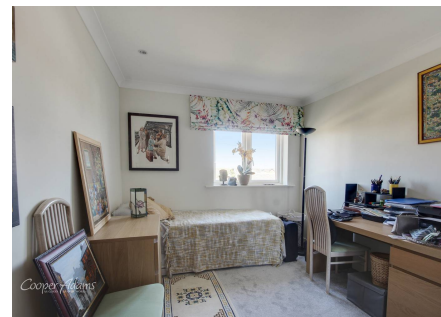
Two Spacious Double Bedrooms • A Luxury Penthouse Apartment • SEA VIEWS! • West-Facing Roof Terrace & South-Facing Balcony • Garage and Residents Parking • Gas Fired Underfloor Heating Throughout • New Boiler & Water Softener • Air Conditioning in Living Room & Primary Bedroom • A Few Minutes Walk to Rustington Beach • Approx 1088 sq. ft (101.1 sq. m)

Cooper Adams

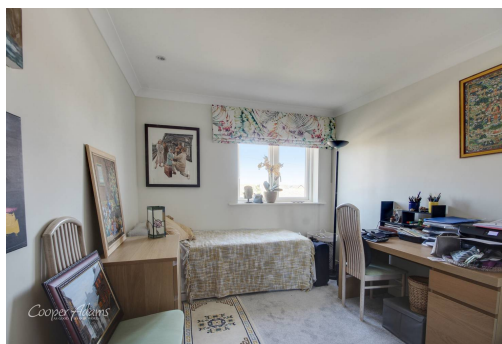
A superb two-bedroom penthouse apartment boasting a newly refurbished kitchen, rooftop terrace and a sunny south-facing balcony with sea views! Located just a short stroll to Rustington's beach and greensward, plus only half a mile into the village for local shops and eateries - this property certainly ticks all the boxes. The highly sought-after 'Heritage Place' is a breathtaking 1930's Art Deco style development built by the award-winning Berkeley homes, oozing style and sophistication on both the interior and exterior. Just imagine watching the world go by from the comfort of your very own penthouse!

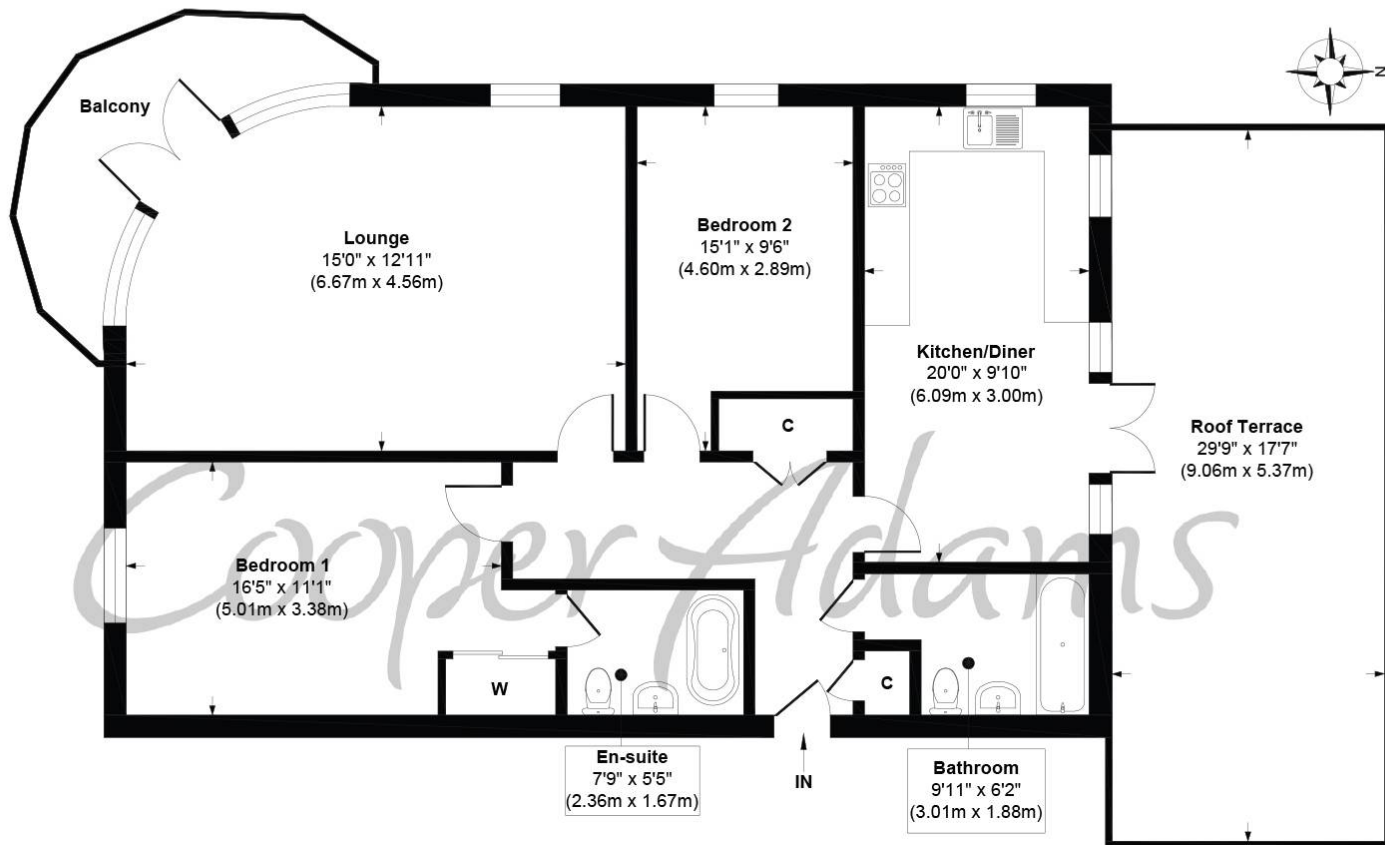
This property is "Legally Prepared." Cooper Adams has gathered key documents, including the title, plans, property forms, warranties, and EPC. Buyers must request these before offering.

The seller requires a 'Reservation Agreement' to protect serious buyers as they proceed to exchange of contracts.



Rustington, a charming seaside village in West Sussex, offers a welcoming community, excellent shops, restaurants, and nearby leisure activities like sailing and golf. Its unspoiled pebble beach is perfect for peaceful walks, providing a serene escape just minutes away. Ideally located for all amenities, Rustington is a delightful place to live and unwind.





Approximate Floor Area
 1088 sq. ft
 (101.10 sq. m)

Broadmark Lane, Rustington
Approx. Gross Internal Floor Area 1088 sq. ft / 101.10 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale

Copyright © Cooper Adams

Council Tax band: F, EPC Energy Efficiency Rating: C, EPC Environmental Impact Rating: C

This material is protected by laws of copyright which is owned by Cooper Adams. Whilst every attempt has been made to ensure the accuracy of these details and floor plan contained here, they do not constitute any offer or contract or part thereof. All measurements are always maximum measurements into bay windows, alcoves and for L shaped rooms. No guarantee is given on total square footage taken from the floor plan. The details, pictures, maps and floor plans are for illustration purposes only and not to scale. Any appliances and/or services have not been tested. Cooper Adams is a trading name of Cooper Adams Estates Limited registered at Bishopstone, Registered in England and Wales. Our registered number is 07127482. Our VAT Number is 982847172.

Lettings | Sales | Free valuations | Land & New Homes | Mortgages

VIEWING STRICTLY BY APPOINTMENT

FOR MORE PHOTOS AND TO BOOK A VIEWING VISIT OUR WEBSITE Tel: 01903 791 792 www.cooper-adams.com