



JAMES & JAMES
ESTATE AND LETTING AGENTS

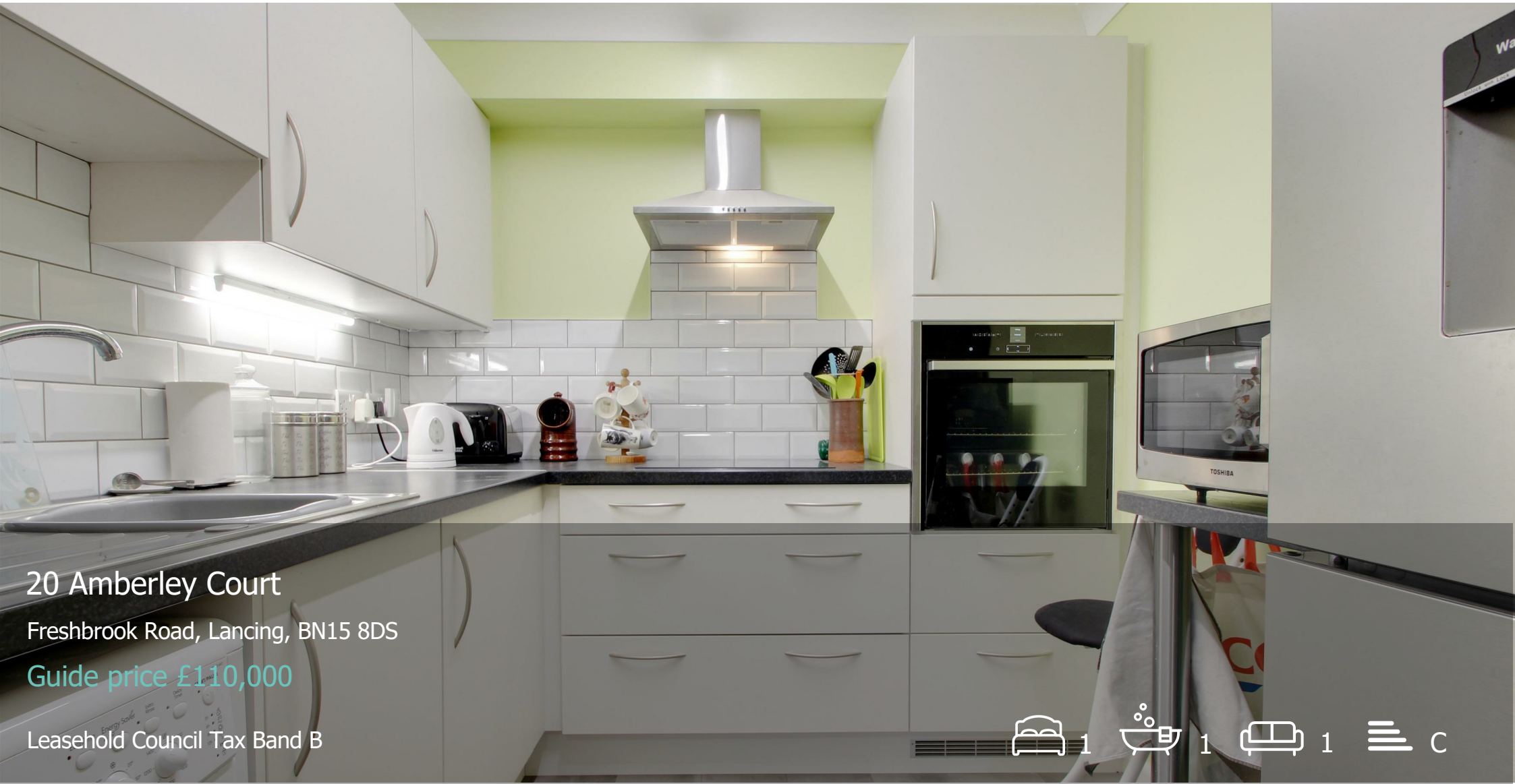
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BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE



20 Amberley Court

Freshbrook Road, Lancing, BN15 8DS

Guide price £110,000

Leasehold Council Tax Band B



James & James Estate Agents are delighted to bring to the market this beautifully presented retirement apartment being sold with the benefit of a new lease of 154 years. CHAIN FREE.

Situated in Amberley Court, the property is perfectly located just a short walk to Lancing village to the West and is a similar distance to Lancing seafront heading East.

In brief, the accommodation comprises, security entrance into communal lobby, passenger lift or stairs to the first floor, entrance hall, spacious lounge diner, recently refitted kitchen, double bedroom with built in wardrobes and a recently refitted shower room.

Amberley Court has the benefit of a popular communal lounge, laundry room and hair salon along with well kept communal gardens and residents parking.

Lancing village hosts an array of popular shops, cafes and restaurants along with a mainline railway station providing direct access to London, Brighton and beyond.

The property is in superb decorative order having been completion refurbished in recent years with viewing essential to fully appreciate this sought after retirement apartment.

Over 60's. CHAIN FREE.
Service charge - approx £3709 pa

Security Entrance

Passenger Lift/Stairs To First Floor

Entrance Hall





Lounge Diner
14'1 x 9'11 (4.29m x 3.02m)

Kitchen
7'7 x 7'4 (2.31m x 2.24m)

Bedroom
12'2 x 9'6 (3.71m x 2.90m)

Shower Room

Residents Lounge

Laundry Room

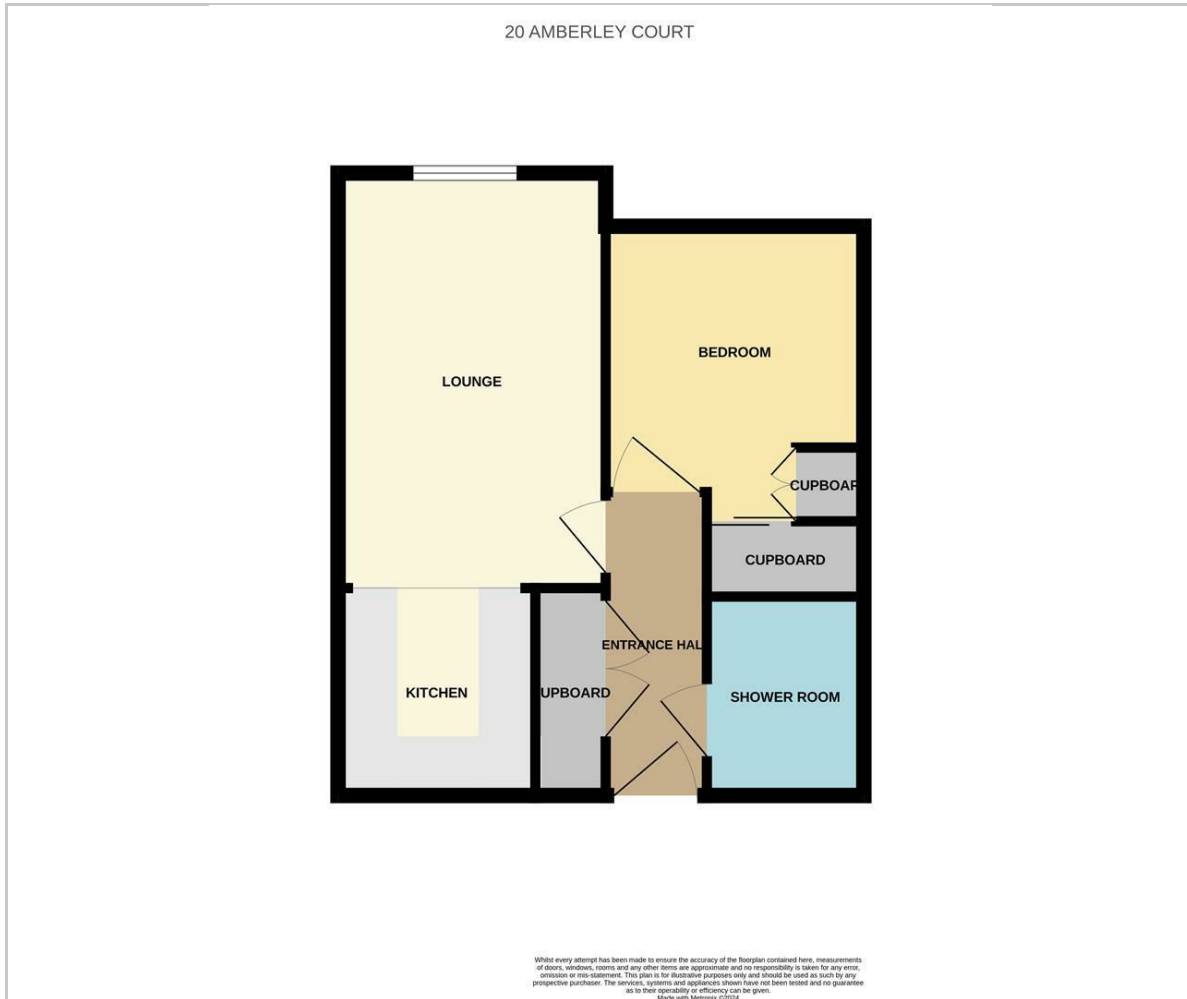
Hair Salon

Communal Gardens

Residents Parking



Floor Plan



Viewing

Please contact our James & James Estate Agents Office on 01903 958770 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Area Map



Energy Efficiency Graph

