

It's all in the details...



Flat 8 Helen Court

Mill Road, Worthing, West Sussex, BN11 5DZ

Offers in the region of £164,000

- Purpose Built Flat
- Ground Floor
- One Bedroom
- Dual Aspect Living Room
- Kitchen
- Double Bedroom
- Bathroom/WC
- Double Glazing & Night Storage Heating
- Garage
- Long Lease

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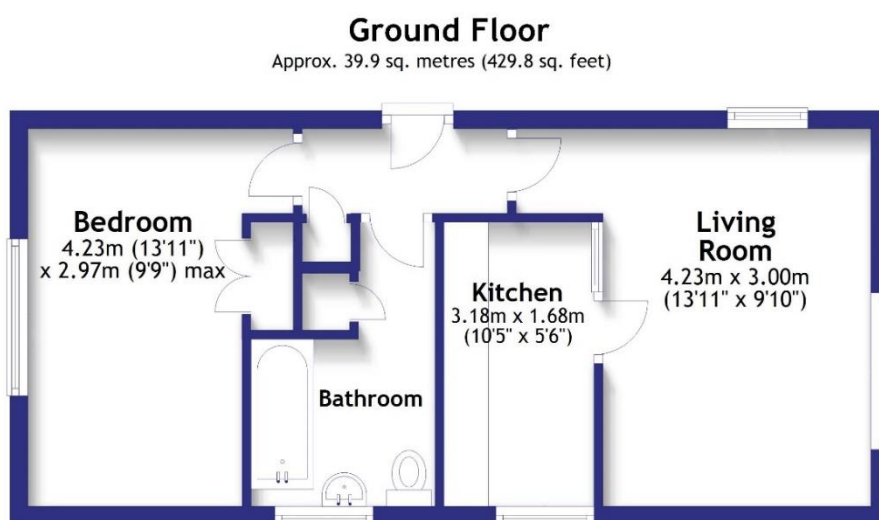
325 Goring Rd, Goring-by-Sea, Worthing BN12 4NX
01903 501105 | goring@staffordjohnson.co.uk

We are pleased to offer for sale this purpose built ground floor flat that is in need of modernisation throughout, and is available with no chain. The property benefits from the remainder of a 999 year lease as well as a garage. The property would make an ideal first purchase or buy to let investment.

The accommodation comprises of a communal entrance with entryphone system which leads to an entrance hall. There is a double aspect living room overlooking communal grounds and gardens and benefits from a juliet style balcony door. There is a good size kitchen which is in need of some updating but has ample room for appliances. The double bedroom has built in wardrobes and there is a bathroom/WC. The property is double glazed throughout and has electric storage heating.

The property benefits from a garage in a compound to the rear of the development with an up and over door and there is unallocated off street parking within the grounds.

The flat is conveniently situated close to shops on Goring Road with its Post Office, cafes, restaurants etc. The popular 700 bus route passes outside and West Worthing Station with its direct services to London Victoria is a short walk away.



Total area: approx. 39.9 sq. metres (429.8 sq. feet)

Additional Information

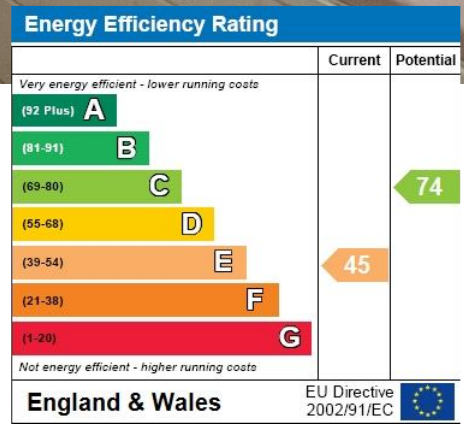
Tenure: Leasehold

Council Tax: Adur & Worthing, Band A

Lease: Approximately 945 years remaining

Current Ground Rent: £4.25 Quarter Yearly

Current Service Charge: £478 Quarter Yearly



Disclaimer

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigations into the working order of these items. All measurements are approximate and photographs provided for guidance only. The mention of any appliances, apparatus, fixtures, fittings, or services within these particulars does not necessarily mean they are included within the sale.

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