



Ferringham Lane

Ferring, Worthing, BN12 5NQ

Asking price £200,000

Leasehold - Share of Freehold Council Tax Band



James & James Estate Agents are delighted to bring to the market this ideal starter home/lock up & leave, newly converted apartment forming part of Tudor Court, a development in Ferringham Lane which is due to be released imminently.

In brief the accommodation comprises private entrance to lounge kitchenette, double bedroom with en-suite shower room, a contemporary mezzanine floor with glass viewing panel being ideal for a study area/relaxation

Externally the apartment has use of a courtyard garden and off road parking.

The property is due to be sold with the remainder of a long lease to be granted on completion, share of freehold, and share of maintenance charge.

Located in Ferringham Lane, local shops are nearby in Ocean Parade including the new curry house, a soon-to-open micro pub, Kendrick's coffee & roastery and Pinkertons newsagent.

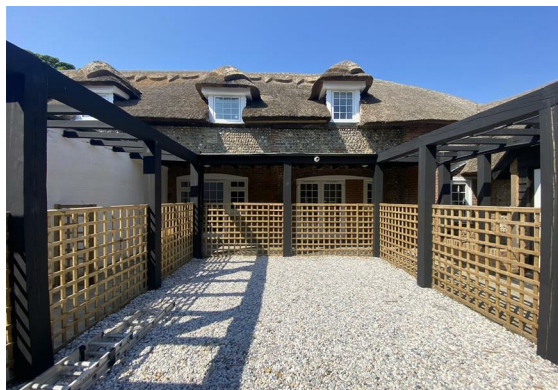
Ferringham village is a short walk away which offers more comprehensive shopping facilities, bars and restaurants. The Bluebird café is nearby, and of course the beach is just a short stroll.

Worthing town centre with its more comprehensive range of shopping facilities is approximately three miles away, and the nearest mainline railway station is Goring-by-Sea giving great links to most major towns and cities.

Please contact the vendor's sole selling agent for more information.

Lease length - 150 years

[Private Entrance](#)







Lounge & Kitchen  
13'7 x 12'4 (4.14m x 3.76m)

Double bedroom  
12'2 x 11'7 (3.71m x 3.53m)

Shower Room

Mezzanine  
13'6 narrowing to 9'6 x 7'5  
(4.11m narrowing to 2.90m x 2.26m)

Parking

Some CGI's may have been used.

These details, photos & videos are for guidance on

Layouts & Tenure subject to change

Internal viewing is essential prior to reserving .



Floor Plan



Viewing

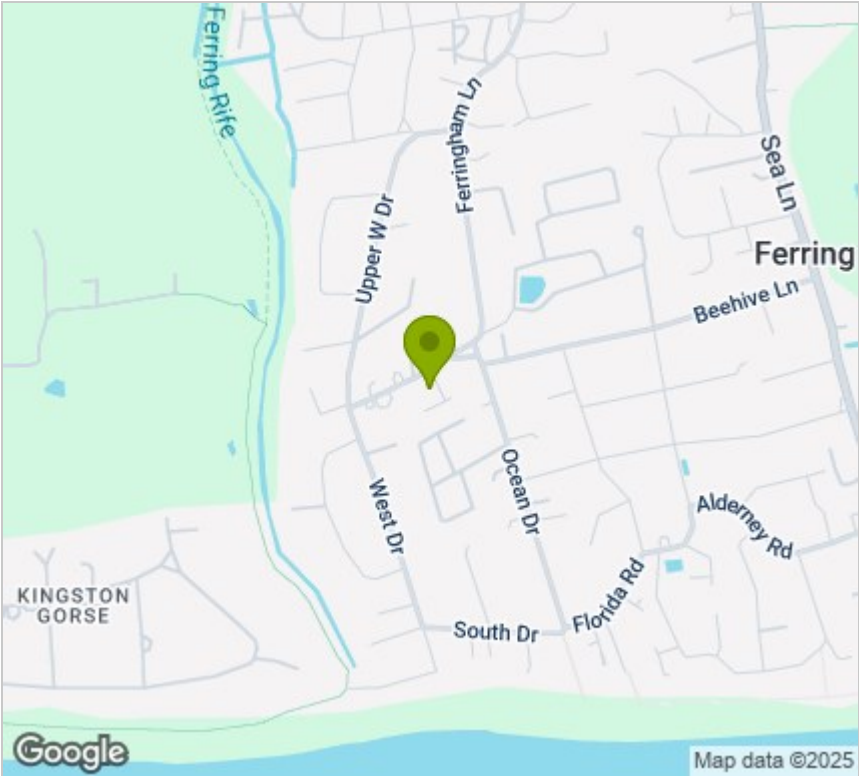
Please contact our Ferring Sales Office on 01903 958655 if you wish to arrange a viewing appointment for this property or require further information.

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 firms employment has the authority to make or give any representation or warranty in respect of the property.

All successful buyers must complete an online identity verification check provided by I am Property. This is a legal requirement in accordance with HMRC's Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017. The cost of this check is £20 (inc. VAT) per person.



Area Map



Energy Efficiency Graph

