



Flat 6, 59 Arundel Road, Littlehampton, West Sussex, BN17 7BY
£112,000 **Tenure Leasehold - Share of Freehold**

- TOP FLOOR One Bedroom Apartment
- PARKING to Rear
- CHAIN FREE
- 13'2 x 10'6 Lounge
- Share of Freehold
- Close to TOWN CENTRE & Train Station
- 13'3 Separate Kitchen
- Gas Central



Description

TOP FLOOR One Bedroom Apartment, Share of Freehold, PARKING to Rear, Close to TOWN CENTRE & Train Station, CHAIN FREE, 13'2 x 10'6 Lounge, Separate 13'3 Kitchen, Gas Central Heating

Council Tax Band: A

EPC Rating: D

LOUNGE
13'2" x 10'6"

KITCHEN
13'3" x 5'5"

BEDROOM
12'7" x 10'7"

SHOWER ROOM

TENURE
Share of Freehold. Approx 93 years remaining.

MAINTENANCE
Approx £125 per month.

EPC RATING
D

COUNCIL TAX BAND
A

NB NOTE
The property belongs to a family member related to Molica Franklin.

Littlehampton is a charming seaside town sheltered by the South Downs and providing a range of amenities to suit individuals, couples and families of all ages. The town benefits from two beaches with the popular East Beach providing a long promenade, family fun at Harbour Park, the award winning East Beach café, childrens playground and many other highlights. West Beach offers a quieter experience with the unspoilt grassy sand dunes offering ideal dog walking opportunities as well as watersports for those seeking adventure.

The River Arun divides the two beaches and offers traditional seaside fun as well as modern cafes and restaurants as well as stunning views. The town's other recreational facilities include a cinema, modern sports centre, museum and golf course as well as many parks and green spaces. The mainline train station will take you to Gatwick Airport, Victoria Station and beyond. Littlehampton is located approximately 7 miles from Worthing and 13 miles from Chichester. There are a number of primary and junior schools in the town as well as The Littlehampton Academy. In the High Street you will find a range of shops including household names and independent shops.

These particulars are produced in good faith and are believed to be correct, but their accuracy is in no way guaranteed and they do not form part of a contract. We have not carried out a survey, nor tested the services, appliances and specified fittings. Room measurements are approximate.