



# 1 Warwick Court, Kings Terrace

Emsworth PO10 7AE



**NO FORWARD CHAIN...** Delightful first floor two-bedroom apartment located in the heart of Emsworth town centre.

The accommodation comprises of: Communal entrance. 1st Floor: Door to private entrance hall. Sitting/dining room opening through to kitchen. Two bedrooms. Bathroom. This property benefits from a fitted kitchen. The property has its own single garage in nearby block.

- CENTRAL EMSWORTH
- FIRST FLOOR APARTMENT
- DOUBLE GLAZED WINDOWS
- TWO BEDROOMS
- IMMACULATE THROUGHOUT
- GARAGE IN NEARBY BLOCK
- NO FORWARD CHAIN

Asking Price

£295,000

Leasehold





## ACCOMMODATION

Communal Entrance, stairs to first floor.

- Entrance hall
- Open plan  
Sitting/Dining/ Kitchen  
with double doors to  
balcony
- Bedroom One
- Bedroom Two
- Bathroom
- Single garage in nearby  
block





## LOCATION

The apartment is located within the centre of Emsworth offering a range of shops, restaurants, post office, public houses, doctors and dental surgery and other amenities.

Emsworth mill pond and harbour is within a short stroll of the property. Emsworth is located on the upper reaches of Chichester Harbour, an Area of Outstanding Natural Beauty and has a thriving community and the added advantage of the South Downs National Park just to the north and the Cathedral City of Chichester to the east.

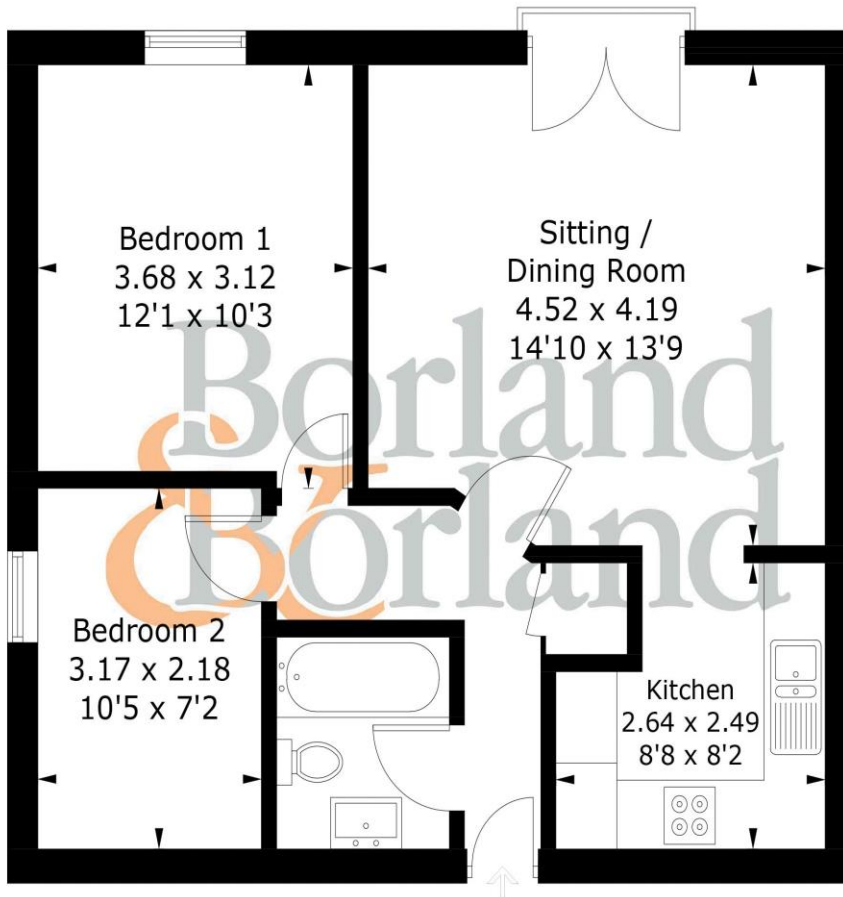
Easy access is afforded to London via the A3 and mainline railway station at Havant. Emsworth also has a railway station with a line to Gatwick and London Victoria.





# 1 Warwick Court, High Street, PO10 7AE

Approximate Gross Internal Area = 53.4 sq m / 575 sq ft



## First Floor

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Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows and rooms are approximate. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and used as such by any prospective purchaser. (ID1101979)



### Directions

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