



Park Crescent, Worthing

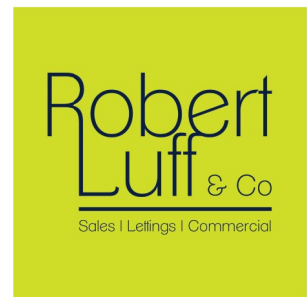


Asking Price
£180,000
Leasehold

- Top Floor Flat
- Double Bedroom
- Contemporary Bathroom
- EPC Rating - Exempt
- Regency Style/Features
- Private Development
- Modern Kitchen
- Off-Road Parking
- Council Tax Band - A
- Grade II Listed

We are delighted to offer to market this well presented top-floor flat ideally situated within the popular Georgian built Park Crescent development just yards from town centre shops with restaurants, the beach, parks, bus routes and Worthing's mainline station all nearby. Accommodation offers an entrance hallway, a lounge/dining room and a modern kitchen and bathroom. Other benefits include recent redecoration, Downland views, parking, and being Grade II listed. Vendor suited (complete chain).

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Accommodation

Secure Communal Entry

Stairs to second floor.

Door into:

Hallway

Lime Oak effect wood flooring, radiator, intercom, thermostat.

Lounge 13'4 x 11'0 max (4.06m x 3.35m max)

High ceilings, down-lighters, TV point, radiator, sash window, cupboard with slatted shelving, further cupboard.

Kitchen 7'5 x 6'2 (2.26m x 1.88m)

Wood effect wall and base units, sink unit with mixer tap inset to worktops, four ring gas hob and electric oven, space and plumbing for washing machine, space for fridge/freezer, tiled splash back, extractor fan, sash window, down-lighters, Worcester boiler.

Bedroom 11'4 x 11'0 (3.45m x 3.35m)

Radiator, fitted double wardrobes, sash window to rear with fantastic Downland views.

Bathroom

Panel enclosed bath with mixer tap, shower attachment and screen, tiled walls, heated towel rail, low level flush W.C, pedestal wash hand basin, frosted window.

Off-Road Parking

Space for one vehicle.

Tenure

The vendor has advised us -

Leasehold - 89 years remaining

Maintenance - £1,418.40 per annum including Ground Rent



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