

£200,000

Queens Road

Worthing, BN11 3LX

PROPERTY SUMMARY

We are delighted to bring to the market this delightful top-floor flat which offers a perfect blend of comfort and convenience. The property boasts two well-proportioned bedrooms, making it an ideal choice for couples, small families, or those seeking a serene retreat by the sea.

The dual aspect open-plan living area that seamlessly combines the kitchen and lounge, creating a warm and sociable atmosphere. The large eave storage spaces provide ample room for your belongings. A lovely west facing Juliette balcony allows for a breath of fresh air and enhancing the overall appeal of the living space.

The property is conveniently located just a short stroll from the seafront, allowing residents to enjoy the beautiful coastal views. With one well-appointed bathroom, this flat meets all the essential needs for contemporary living.

Share of Freehold.
Lease Circa 998 years remaining.
Maintenance - As of when basis.

2



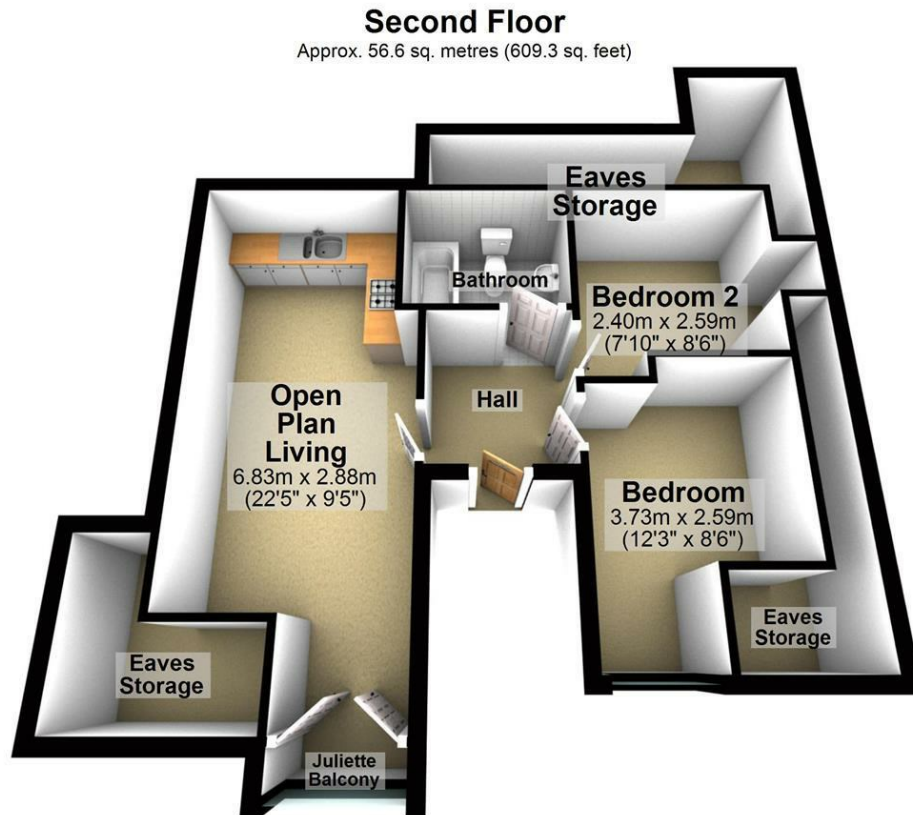
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1







Total area: approx. 56.6 sq. metres (609.3 sq. feet)

LOCAL AUTHORITY

TENURE

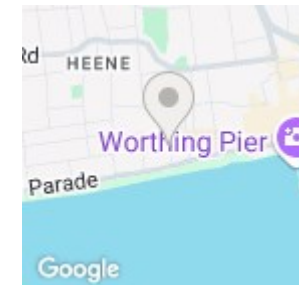
Share of Freehold

COUNCIL TAX BAND

A

VIEWINGS

By prior appointment only



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	72
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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