



Flat 23, Drake Court Ringmer Road, Seaford, BN25 1AW

ROWLAND
GORRINGE

Drake Court Ringmer Road Seaford BN25 1AW

£180,000

A first floor 1 bedroom purpose built flat, located between Seaford town centre and the seafront, with allocated parking space, share of freehold and no onward chain.

Extremely well presented throughout this one bedroom flat is very light and airy with a allocated parking space to the rear. The kitchen is found off the living room with ample cupboards, practical worktop and plumbing for additional appliances. This property boasts both a spacious living room and generous bedroom size. The modern bathroom you will find bath, wc and wash basin. Other benefits of this property include walk-in cupboard/storage, secure phone entry system and double glazed windows.

Drake Court can be found on Ringmer Road which is ideally located between Seaford' town centre and the unspoilt seafront promenade/beach. The coastal town of Seaford itself is surrounded by the South Downs National Park and English Channel. There are various shops, cafes, public houses, two medical surgeries and leisure activities varying from two golf courses, a sailing club, mountain biking, hiking, football, rugby and numerous others. Transport links with bus services to Eastbourne and Brighton, a railway station with services to London/Victoria and the nearby town channel port of Newhaven has daily services to Dieppe.



- Well Presented
- Close to Seafront
- Allocated Parking
- Purpose Built
- Immaculate Throughout
- Close to Town Centre
- Share of Freehold
- No Onward Chain



Communal Entrance

Personal Entrance

Living Room 5.00m x 3.18m (16'5" x 10'5")

Bedroom 3.96m x 2.54m (13' x 8'4")

Kitchen 2.79m x 2.24m (9'2" x 7'4")

Bathroom

Allocated Parking Space (118)

Council Tax: B

EPC: B

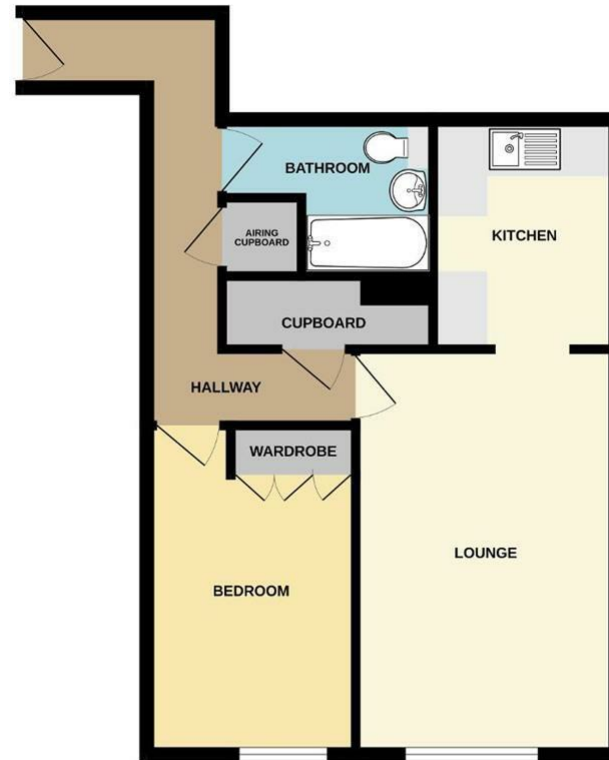
Tenure: Share of Freehold

Maintenance: Approx £450 Half Yearly





FIRST FLOOR
501 sq.ft. (46.6 sq.m.) approx.



TOTAL FLOOR AREA : 501 sq.ft. (46.6 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2024

Rowland Gorringe Estate Agents

Station Approach, Seaford, East Sussex, BN25 2AR

01323 490680

hello@rowlandgorringe.co.uk

www.rowlandgorringe.co.uk



Note - These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. These details have been compiled from a visual inspection only of the property and from information given by the Vendors as being accurate to the best of their knowledge. Applicants wishing to purchase must rely on a survey on the structure and condition of the entire property and its services, and on their own Solicitor for verification of any planning consent, guarantees, and to ensure that there is clear and good legal title to the whole of the property. These details are not intended to form any part of any contract. None of the appliances mentioned in these details have been tested by the Agents nor should any measurements be relied upon and all parties are encouraged to verify these aspects prior to negotiations.

**ROWLAND
GORRINGE**