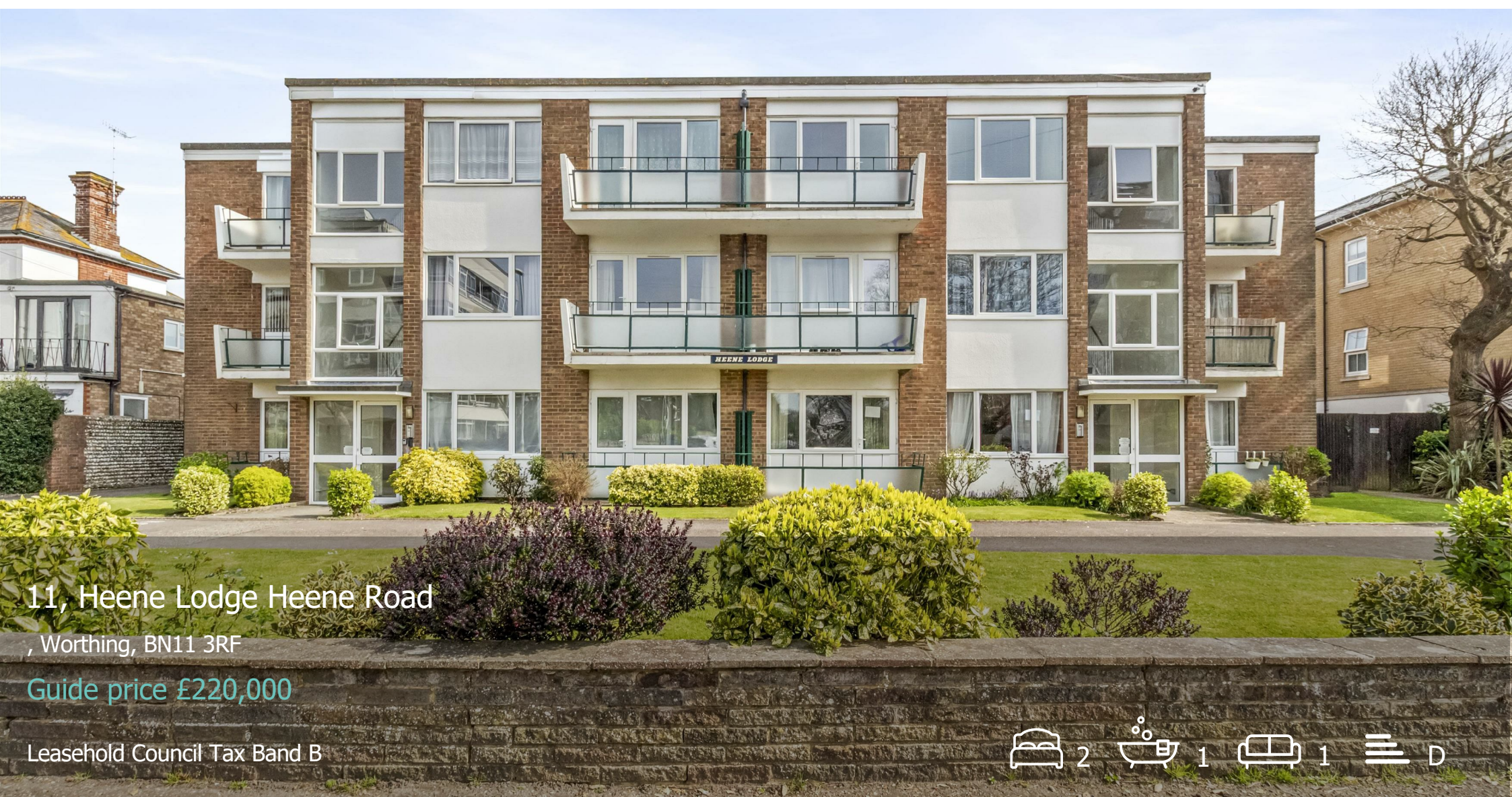




11, Heene Lodge Heene Road

, Worthing, BN11 3RF

Guide price £220,000

Leasehold Council Tax Band B



A well presented top floor apartment situated just a stone's throw from the seafront, offering bright and spacious accommodation ideal as a permanent residence, holiday home, or investment opportunity.

The property benefits from a generous west-facing balcony, perfect for enjoying afternoon and evening sunshine.

Internally, the accommodation comprises a spacious lounge/diner providing an excellent space for both relaxing and entertaining, along with a separate fitted kitchen.

There are two well proportioned double bedrooms, both offering ample space for furnishings, and a family bathroom.

Further benefits include a garage, providing valuable storage or parking, and the property is offered chain free for a smooth and straightforward purchase.

Heene Lodge occupies a prime position on the edge of Worthing town centre. A variety of independent shops, cafés and restaurants are nearby, with the seafront and promenade just 350 metres away.

Bus services run along Heene Road, and Worthing mainline railway station offering direct links to London Victoria is within one mile.

Lease years remaining - 936
Service charge - £1967pa





Security Entrance

Stairs To First Floor

Entrance hall
14'2" x 13'3" (4.34 x 4.06)

Lounge/Diner
16'9" x 10'5" (5.13 x 3.20)

Balcony

Bedroom
16'9" x 9'11" (5.13 x 3.03)

Bedroom
9'11" x 8'2" (3.04 x 2.51)

Bathroom
9'1" x 4'11" (2.78 x 1.5)

Communal Gardens

Garage



Floor Plan



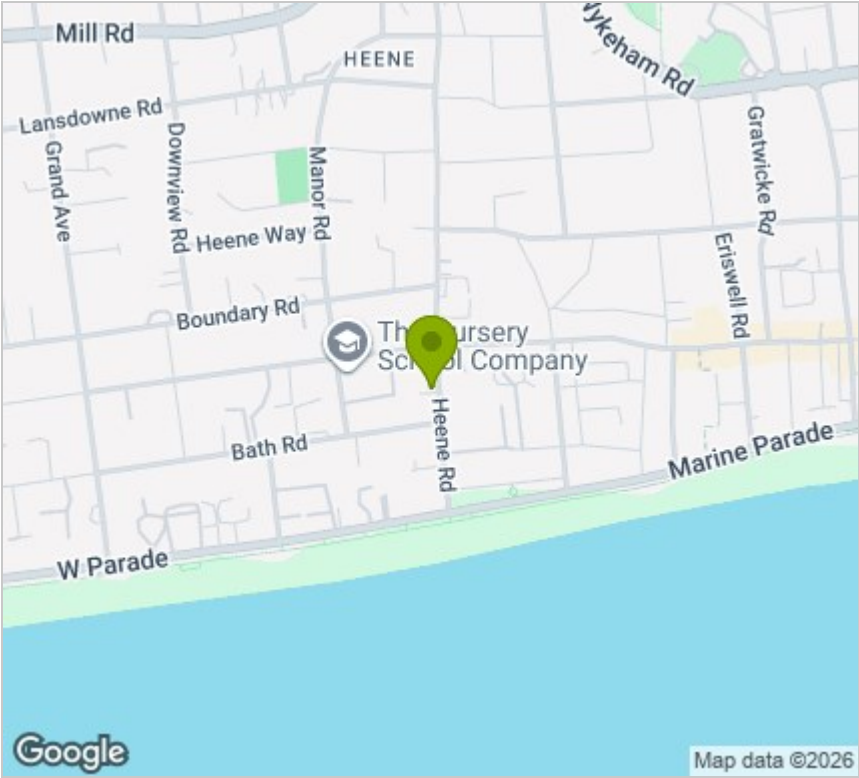
Viewing

Please contact our Broadwater Office on 01903 958282 if you wish to arrange a viewing appointment for this property or require further information.

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All successful buyers must complete an online identity verification check provided by I am Property. This is a legal requirement in accordance with HMRC's Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017. The cost of this check is £20 (inc. VAT) per person.

Area Map



Energy Efficiency Graph

