

Shoreham Court The Close, Shoreham-By-Sea

Shoreham-By-Sea

Offers Over £170,000



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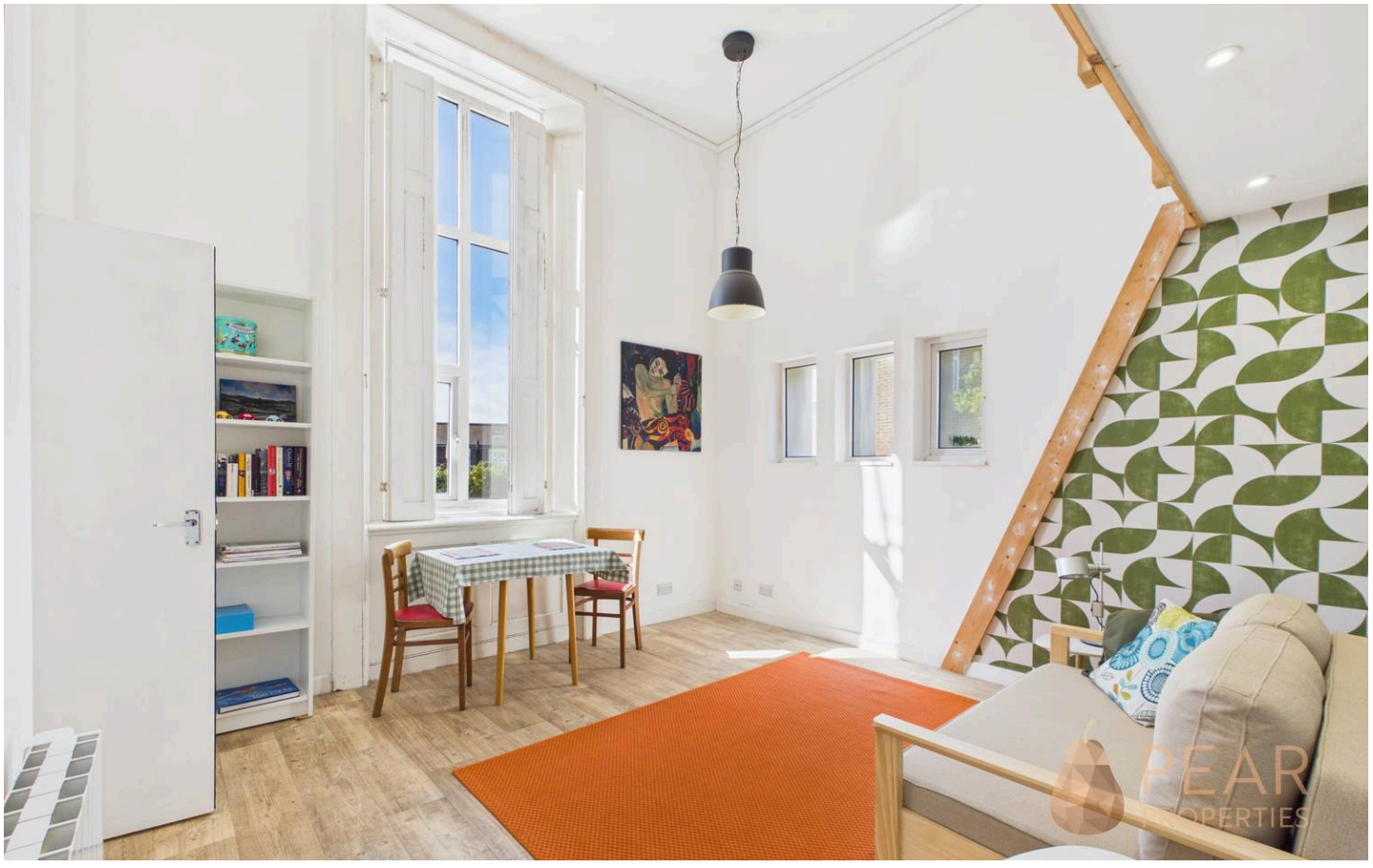
Spacious ground floor studio in Grade II listed building with mezzanine, modern kitchen and shower room, parking, 149-year lease, no chain, central Shoreham location, available immediately.
Council Tax band: A

Tenure: Leasehold

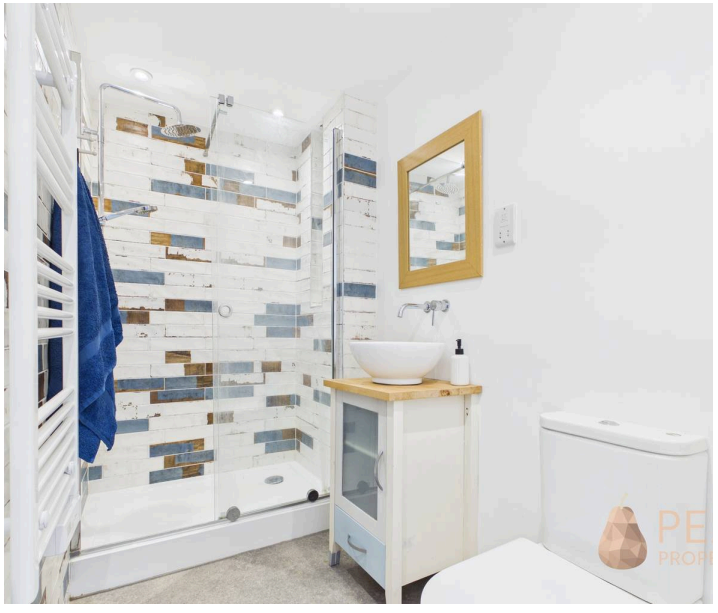
EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating:

- Beautiful Grade II Listed Building
- Lots Of Character - Particularly High Ceilings & Large Windows
- Ground Floor Studio Room With Interesting Mezzanine Level
- Extended Lease - 149 Years With No Ground Rent
- Quiet Close Central To Shoreham - Short Walk To Train station & The Main Shopping Area
- Attractive Re-fitted Separate Kitchen
- Refitted Shower Room
- Off Road Residents Car Park
- Please Take a Look At Our Virtual Tour
- No Onward Chain







Living /Studio Room
12' 5" x 12' 4" (3.79m x 3.77m)
Large studio room with a double aspect, particularly high ceilings and an interesting mezzanine floor level that has its own power points and lighting.

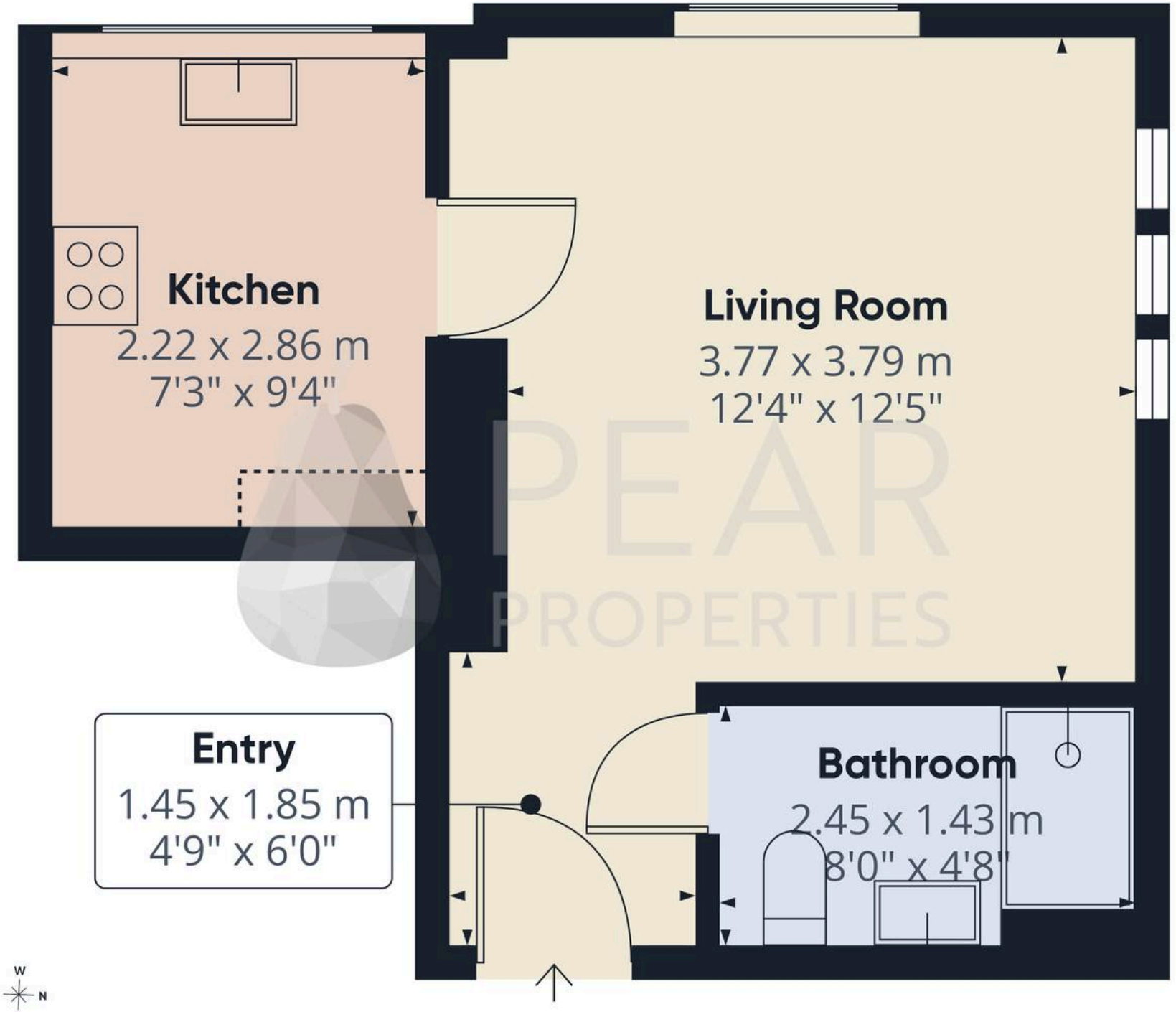
Kitchen
9' 5" x 7' 3" (2.86m x 2.22m)
Modern kitchen with a range of units and space for appliances, large window allowing lots of light into the room.

Shower Room
8' 0" x 4' 8" (2.45m x 1.43m)
Recently refitted walk in shower, bowl style sink, low level wc and heated towel rail.

Off street

1 Parking Space

Residents car park to the rear of the property with side driveway.



PEAR PROPERTIES

Approximate total area(1)

27.4 m²

296 ft²

Reduced headroom

0.3 m²

4 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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