



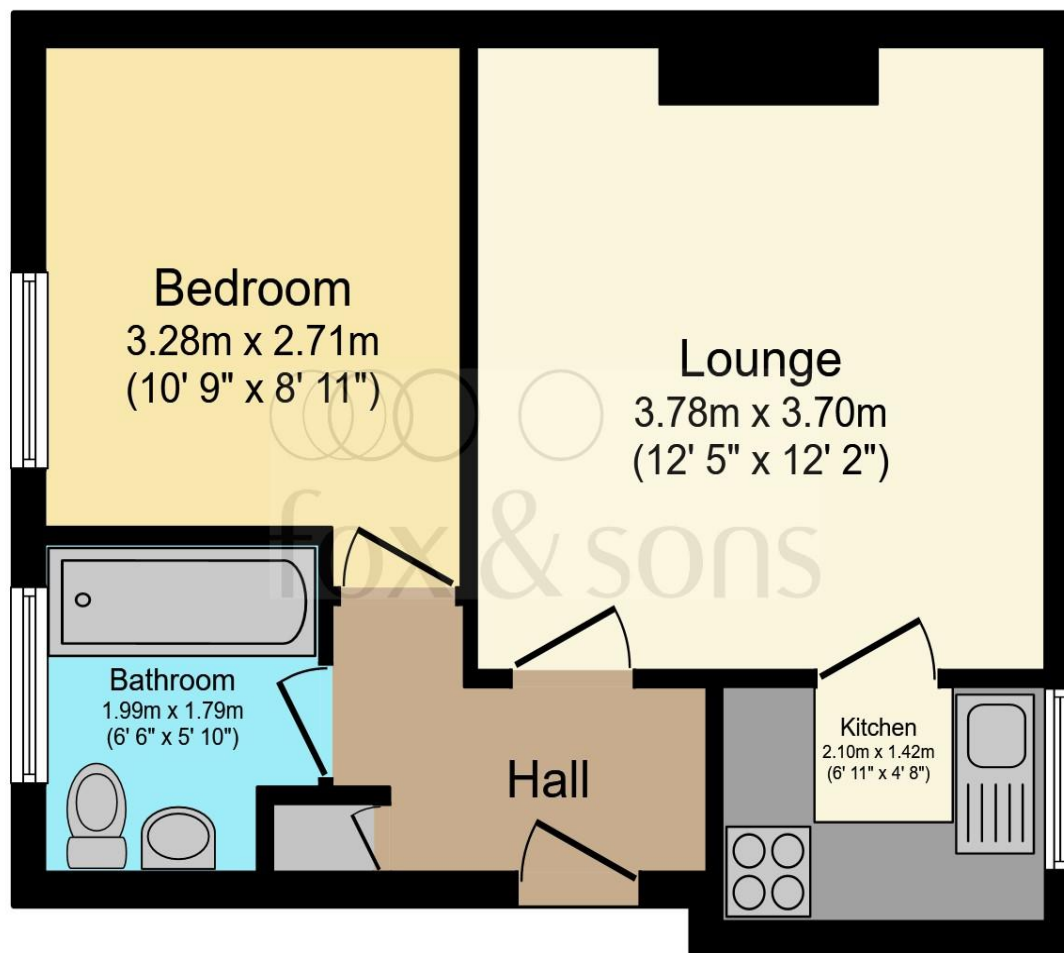
Arundel Court Arundel Road, Brighton, BN2 5TX

welcome to

Arundel Court Arundel Road, Brighton

Attention Investors! One bedroom flat which rents for £900/month from currently tenant who is on an AST. It is being sold with no onwards chain and is located in a popular location on the edge of Kempdown.





Total floor area 33.2 m² (357 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

This is a ground floor flat one bedroom flat which has been priced to sell. The flat is currently been rented for £900/month but this could be increased. It is need of some 'TLC' but the value of the flat could easily be increased. The flat is situated in a great location with close proximity to Brighton Marina- with shops, restaurants etc. The property is also a short walk from the beach and Kemp Towns local amenities are close by.

"Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead."

welcome to

Arundel Court Arundel Road, Brighton

- Priced To Sell
- Ideal Investment
- Popular Location
- Communal Garden
- Ground Floor

Tenure: Leasehold EPC Rating: D

Council Tax Band: A Service Charge: 1500.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 189 years from 25 Dec 1986. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£140,000



Please note the marker reflects the postcode not the actual property

view this property online fox-and-sons.co.uk/Property/KET107678



Property Ref:
KET107678 - 0009

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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