

16 Greenfields, Middleton-on-Sea

Guide Price £350,000

Henry Adams
estate agents



16 Greenfields

- Purpose Built Apartment
- Penthouse
- Lift Access
- Generous Sitting/Dining Room
- Principal Bedroom with En-suite
- Two Further Double Bedrooms
- Garage and Parking
- Central Village Location

This penthouse apartment is located in a highly sought-after development in Middleton-on-Sea. The outstanding accommodation has lift access directly to the door, comprises three double bedrooms and offers abundant entertaining space and accommodation throughout.

Once inside, the large sitting room measuring nearly 30ft x 18'3 offers ample space for leisure and dining and has a balcony overlooking the grounds. The refitted kitchen is fully integrated with generous workspace and will fit a table and chairs if you wish. The principal bedroom is an excellent size and benefits from plenty of fitted wardrobes and a sizeable en-suite bathroom with separate shower cubicle. There are two further double bedrooms, one of which also features built-in wardrobes. The main bathroom has both a bath and a walk-in shower, along with 'his and hers' sinks. There is also a cloakroom for guests.

Outside, the garage belonging to the penthouse is situated in the courtyard, along with residents parking. It has an electrically operated up and over door as well as power.

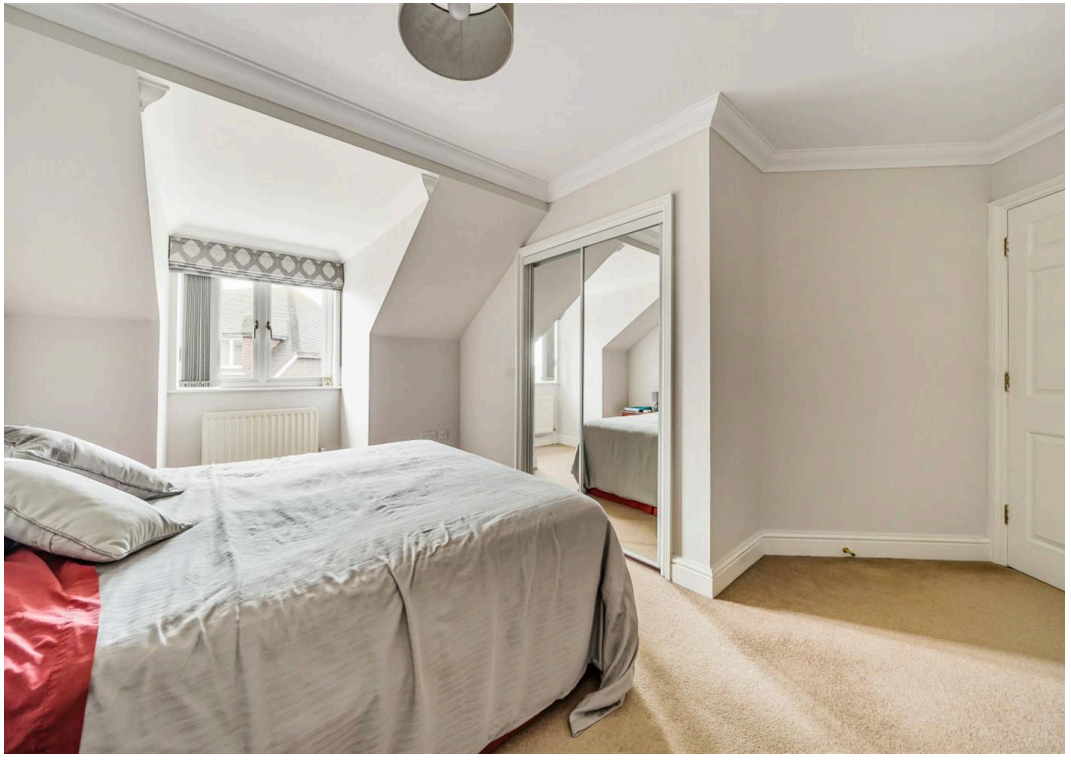




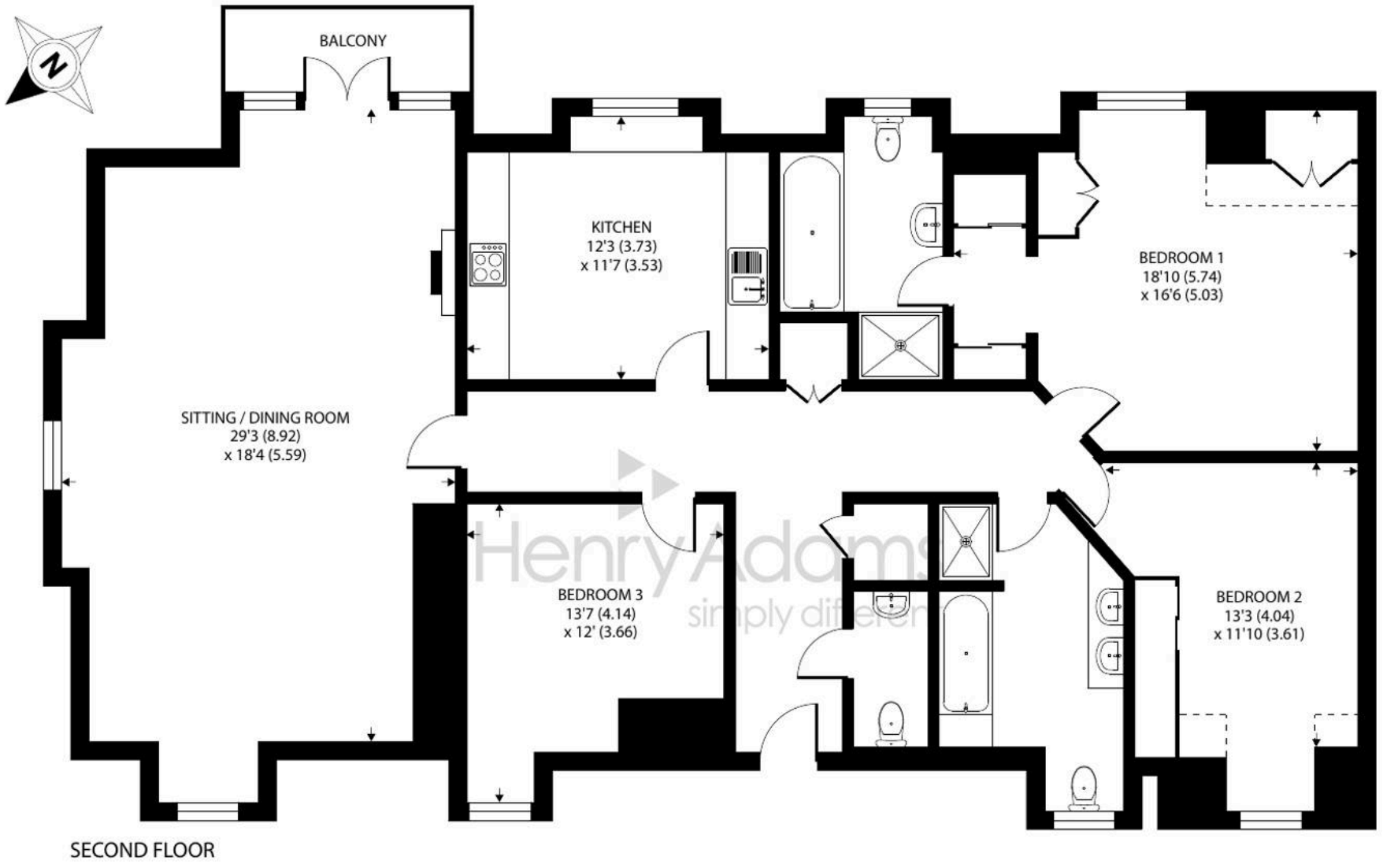












SECOND FLOOR

Greenfields, Bognor Regis

Approximate Area = 1710 sq ft / 158.8 sq m
Limited Use Area(s) = 52 sq ft / 4.8 sq m
Total = 1762 sq ft / 163.6 sq m
For identification only - Not to scale

Denotes restricted head height

RICS Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2023.
Produced for Henry Adams. REF: 1012100

The charming village of Middleton-on-Sea offers a wide range of local facilities including a doctors surgery, pharmacy, sports/social club, post office and a range of useful shops, café, fish and chip shop and a pub. Nearby attractions include Felpham Golf Club, a sailing club and the unspoilt beach. A regular bus service links the village to Bognor Regis which offers a more comprehensive range of amenities. Historic Arundel, the cathedral city of Chichester and the famous Goodwood motor circuit and racecourse can all be found within an 11 mile radius.

What3Words ///obligated.helped.twit

Tenure: We understand there is a 999 year lease from 01/10/2000.

Maintenance Charge: We understand the maintenance charge is approximately £6,500 p.a.

Council Tax band: E

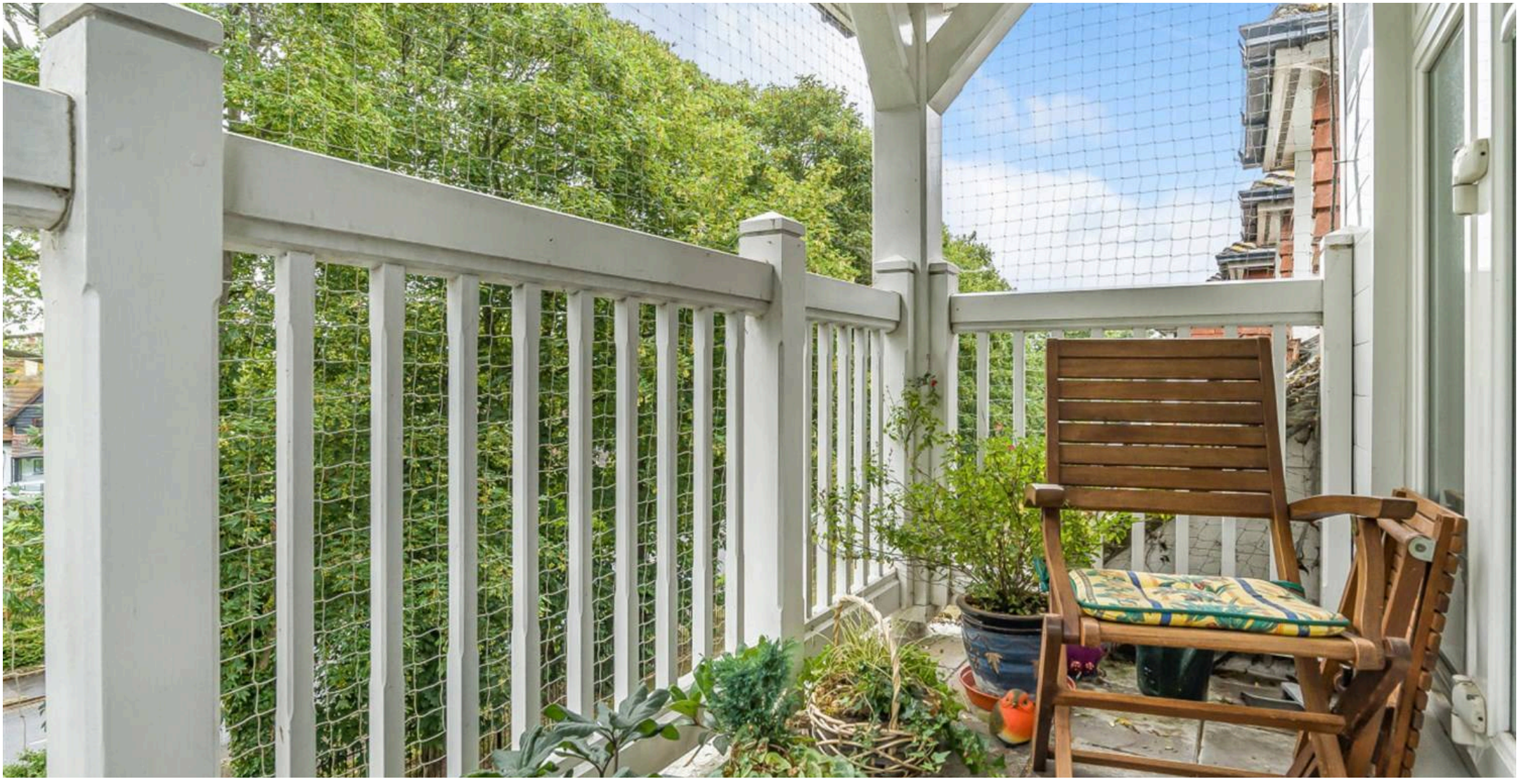
Tenure: Leasehold

EPC Energy Efficiency Rating: D









Henry Adams - Middleton on Sea

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Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.