



Kings Court, Brighton Road, Lancing, BN15 8EY

Offers Over £250,000



Property Type: Ground Floor Flat

Bedrooms: 1

Bathrooms: 1

Receptions: 1

Tenure: Leasehold

Council Tax Band: C

- Stunning remodelled apartment
- Impressive 26' open-plan kitchen/living area
- Bespoke kitchen with large central island
- Spacious double bedroom with fitted wardrobes
- Contemporary bathroom
- Beautifully presented throughout
- Car Port
- Beachfront Location
- Chain Free
- Long Lease

A stunning and beautifully remodelled seafront ground floor apartment forming part of the popular Kings Court development in Lancing. Finished to an exceptional standard throughout, this unique home features an impressive open-plan kitchen, dining and living space with a bespoke island, a generous double bedroom, luxurious bathroom and residents' parking, all within walking distance of the seafront, village centre and mainline railway station.





Summary

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Internal

Having been thoughtfully redesigned and finished to a superb specification, this stylish apartment offers contemporary living at its finest. The centrepiece of the home is the spectacular 26'2 x 12'10 open-plan kitchen/living area, creating an ideal space for entertaining and everyday living. The bespoke kitchen is fitted with sleek handleless cabinetry, integrated appliances, extensive storage and a substantial central island with breakfast seating beneath stylish pendant lighting. The living area enjoys a large picture window overlooking the communal grounds towards the sea, flooding the room with natural light and providing ample space for both lounge and dining furniture.

The spacious double bedroom benefits from fitted wardrobes and offers a peaceful retreat, whilst the contemporary bathroom has been beautifully appointed with a modern white suite, quality tiling with generous walk in shower. Completing the accommodation is a generous entrance hall with useful storage. Further benefits include double glazing and an exceptionally high standard of presentation throughout.

External

Kings Court is a well-maintained development surrounded by attractive communal grounds with residents' parking available. The apartment enjoys a convenient position close to Lancing Beach Green, local shopping facilities, cafés and restaurants, with excellent transport links including Lancing mainline railway station and the A27/A259. The property also benefits from a dedicated parking space in a secure shared garage.

Situated

Situated in Kings Court, Lancing, the property is ideally located just moments from the beach and within easy reach of Lancing village centre, offering a wide range of shops, supermarkets and amenities. Lancing mainline railway station provides direct services to Brighton, Worthing and London Victoria, while the nearby A27 and A259 ensure convenient road links along the South Coast.#

Outgoings:

Lease - 120 years

Service charge - £2500

Ground rent - £0





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