JAMES&JAMES
ESTATE AND LETTING AGENTS

t: 01903 958770
e: salesenquiries@jamesandjamesea.co.uk
119 | George V Avenue | Worthing | BN11 5SA

BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE

Flat 2, Marissa House5 Milton Street

, Worthing, BN11 3NE

Offers in the region of £123,000

Leasehold Council Tax Band A

1 1 1 F

A fantastic opportunity to acquire this one-bedroom ground floor flat, ideally situated in the very heart of the town centre and just a short stroll from the seafront and beach. Perfect for first-time buyers, investors or those looking for a convenient coastal bolthole, the property offers an excellent blend of comfort, practicality and location.

The accommodation comprises a bright and spacious open plan living area with fitted kitchen, creating a sociable space for both relaxing and entertaining. The double bedroom is well-proportioned and enjoys a pleasant outlook, whilst the shower room is neatly appointed with a contemporary suite.

Externally, residents benefit from access to a communal garden, providing a pleasant outdoor space to enjoy during the warmer months. The property also comes with the advantage of residents' parking, a real premium for such a central location.

One of the standout features of this apartment is its low ongoing costs, making it an attractive and affordable option for both owner-occupiers and buy-to-let investors alike.

Located within easy walking distance of local shops, cafés, restaurants and transport links, together with the beautiful beach and promenade, this superb apartment offers the very best of coastal town living.

Early viewing is highly recommended to fully appreciate the accommodation and exceptional location on offer.

Lease years remaining 112
Service charge - £1576 pa
Reserve fund - £500 pa
Ground rent £200pa

Open plan kitchen/lounge
114'4 x 10'4 (34.85m x 3.15m)

Bedroom
10'2 x 8'11 (3.10m x 2.72m)

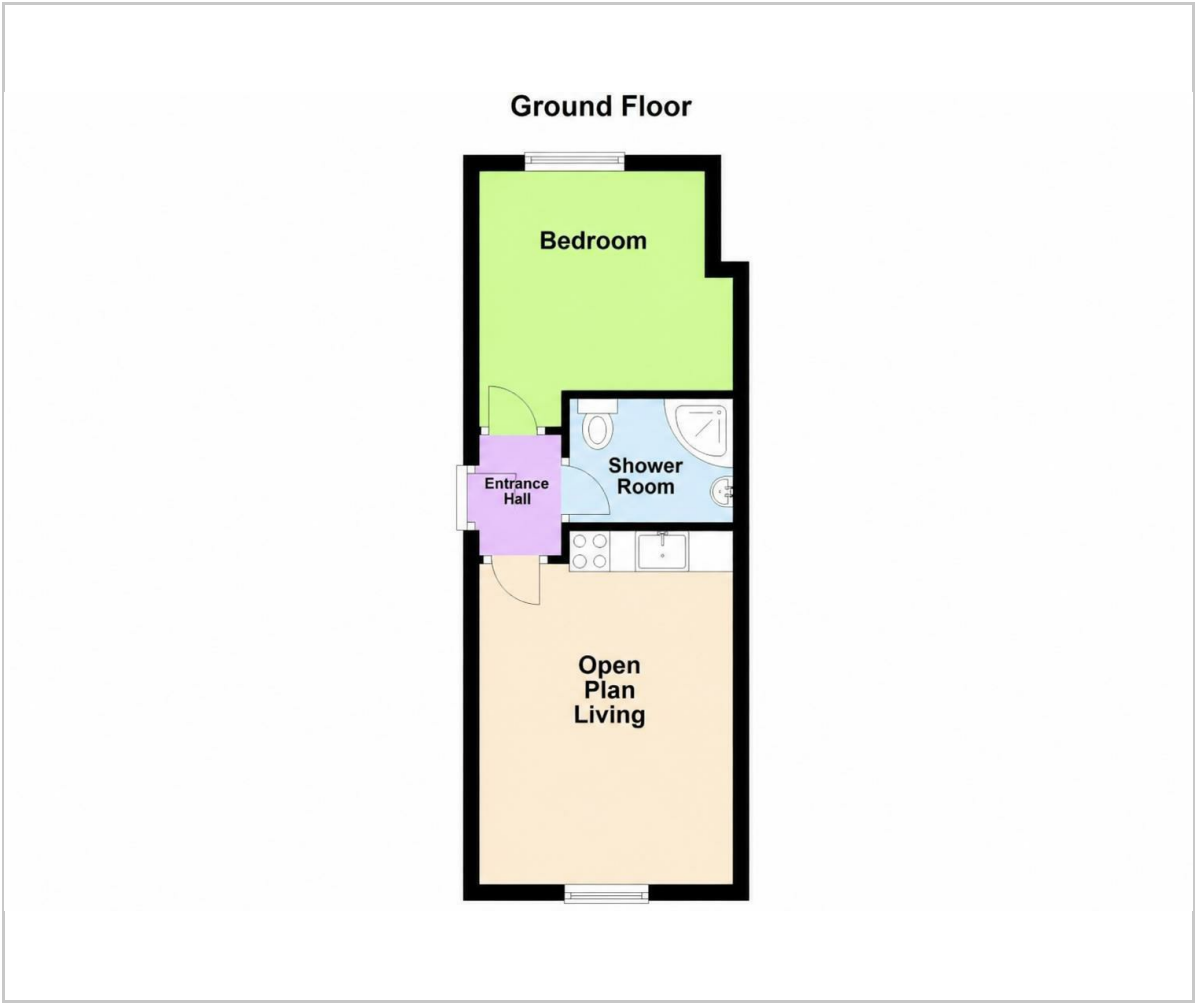
Shower room
6'7 x 5'0 (2.01m x 1.52m)

Communal garden

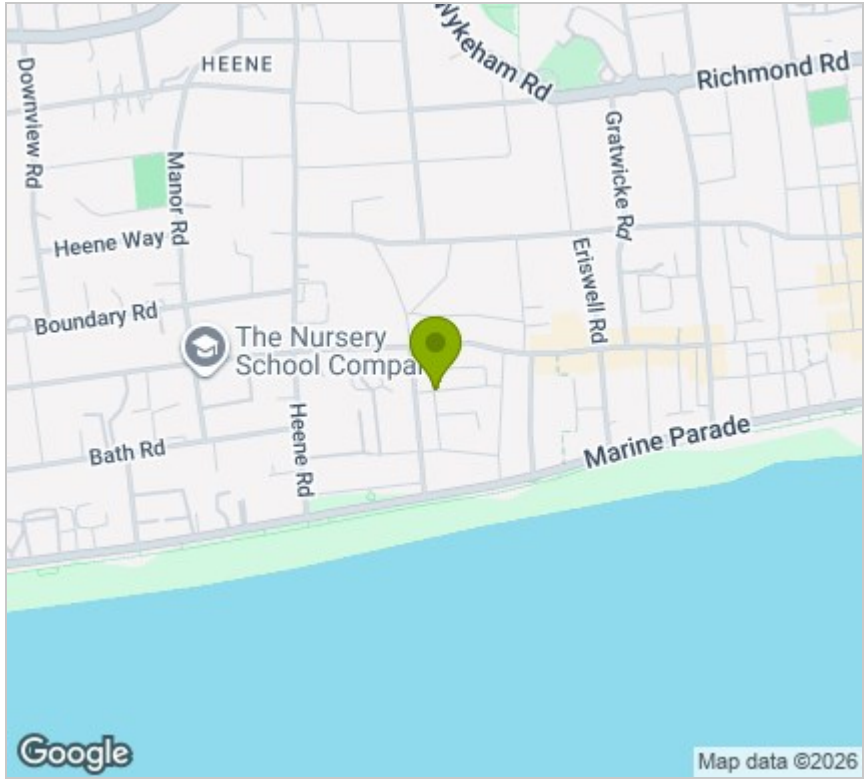
Off road parking (shared parking space)

No onward chain,

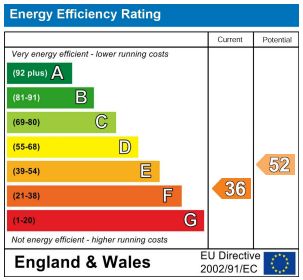
Floor Plan

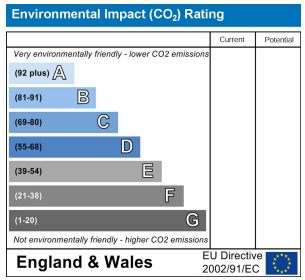


Area Map



Energy Efficiency Graph





Viewing

Please contact our Worthing Office on 01903 958770
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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.

TDS Tenancy Deposit Scheme member
The Property Ombudsman
naea propertymark PROTECTED