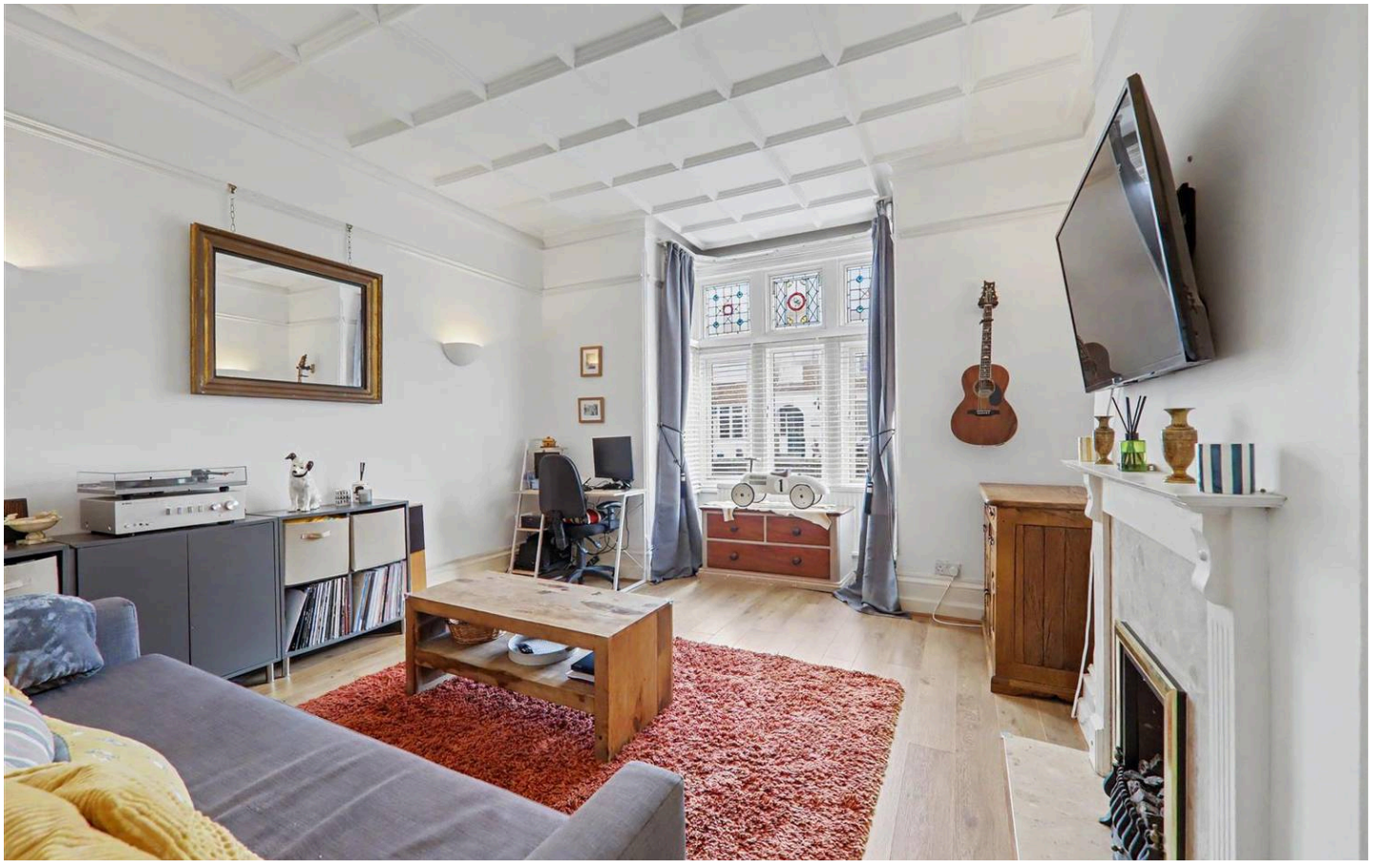


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Flat 2, 18 Queens Road, Worthing - BN11 3LX

£230,000







Flat 2

18 Queens Road, Worthing

We are delighted to offer to the market this beautifully present ground floor apartment. Internally the accommodation briefly comprises; living room with feature bay window, double bedroom, conservatory, modern kitchen and bathroom. Externally you have the benefits of a private parking space and rear access. The property has a remainder of a 999 year lease. Viewing is highly recommended to appreciate the overall size and condition of this property.

Council Tax band: A

Tenure: Share of Freehold

- Modern Kitchen
- Long Lease
- Close to Town Centre
- Modern Shower Room
- Allocated Parking Space
- Conservatory
- Close to Seafront
- Ground Floor Apartment

Entrance Hall
Floorboards throughout. Radiator. Opaque stained glasses window. Under stairs storage.

Living room
13′ 3″ x 11′ 6″ (4.05m x 3.50m)
Floorboards throughout. Feature bay window. Radiator. Fireplace with stone hearth surround.

Kitchen
13′ 9″ x 8′ 6″ (4.20m x 2.60m)
A beautifully presented contemporary kitchen briefly comprising; roll edge work surfaces. A range of matching wall and base units. Half tiled walls. Integrated appliances including; oven with four ring induction hob above, fridge/freezer. Breakfast bar with storage below. Sink with drainer. Two double glazed windows. Spotlighting.

Conservatory
8′ 6″ x 9′ 2″ (2.60m x 2.80m)
Floorboards throughout. Radiator. Access to rear carpark.





Bedroom
11′ 10″ x 10′ 2″ (3.60m x 3.10m)
Carpeted throughout. Radiator. Two double glazed windows. Bespoke built in wardrobes and cupboards.

Shower Room
7′ 3″ x 4′ 7″ (2.20m x 1.40m)
Floorboards throughout. A contemporary shower suit comprising; inset vanity sink unit with Wc. Half Tiled walls. Wall mounted heated towel rail. Frosted double glazed window. Walk in shower with glass screen protect.

ALLOCATED PARKING

1 Parking Space

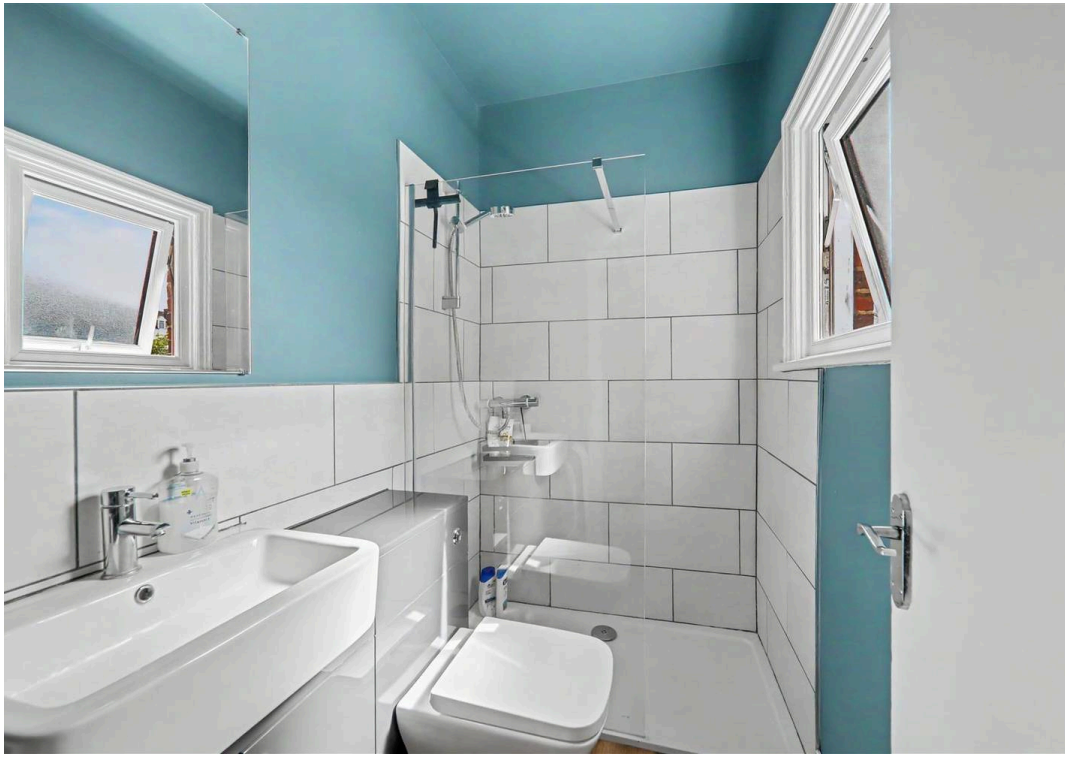
Allocated parking for 1 car











GROUND FLOOR



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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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These particulars are believed to be correct, but their accuracy is not guaranteed. They do not form part of any contract. The services at this property, ie gas, electricity, plumbing, heating, sanitary and drainage and any other appliances included within these details have not been tested and therefore we are unable to confirm their condition or working order. These details have been provided by the vendor. Any potential purchaser should instruct their conveyancer to confirm the accuracy.