14 Widewater Court West Beach | | Shoreham-By-Sea | BN43
5LS

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Offers In Excess Of £325,000

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WARWICK BAKER ESTATE AGENTS ARE DELIGHTED TO OFFER TO THE MARKET THIS TOP FLOOR APARTMENT IN WIDEWATER COURT.

OFFERED WITH STUNNING SOUTH WESTERLY VIEWS OVER SHOREHAM BEACH THE PROPERTY CONSISTS OF A 24' DOUBLE ASPECT LIVING / DINING ROOM, MODERN FITTED KITCHEN, TWO DOUBLE BEDROOMS AND A GARAGE.

OFFERED WITH NO CHAIN, CALL NOW TO VIEW. 01273 461144

- WIDEWATER COURT
- 24' LIVING DINING ROOM
- NO CHAIN
- STUNNING VIEWS
- MODERN FITTED KITCHEN
- CALL NOW 01273 461144
- TOP FLOOR APARTMENT
- SOUTH WESTERLY ASPECT BALCONY
- TWO DOUBLE BEDROOMS
- GARAGE & PARKING

COMMUNAL ENTRANCE
Stairs to the third floor.

ENTRANCE HALL
Door to front, doors giving access to all rooms, storage cupboard.

LIVING / DINING ROOM
24'4 x 11' (7.42m x 3.35m)
Patio doors leading out onto South Westerly aspect balcony with views, Eaterly aspect window with views.

KITCHEN
10'11 x 7'2 (3.33m x 2.18m)
Rnage of wall and base units, work surfaces, inset sink unit, inset hob, oven and extractor, space for appliances, storage cupboards, Easterly aspect window with views.

BEDROOM ONE
13'5 x 10'10 (4.09m x 3.30m)
South Westerly aspect window with views, built in wardrobes.

BEDROOM TWO
13'5 x 9'4 (4.09m x 2.84m)
South Westerly aspect window with views, built in wardrobes.

BATHROOM
Matc hing suite, panel enclosed bath, wash hand basin, W.C, obscured glass window.

OUTSIDE

GARAGE
Located under croft with up and over door.

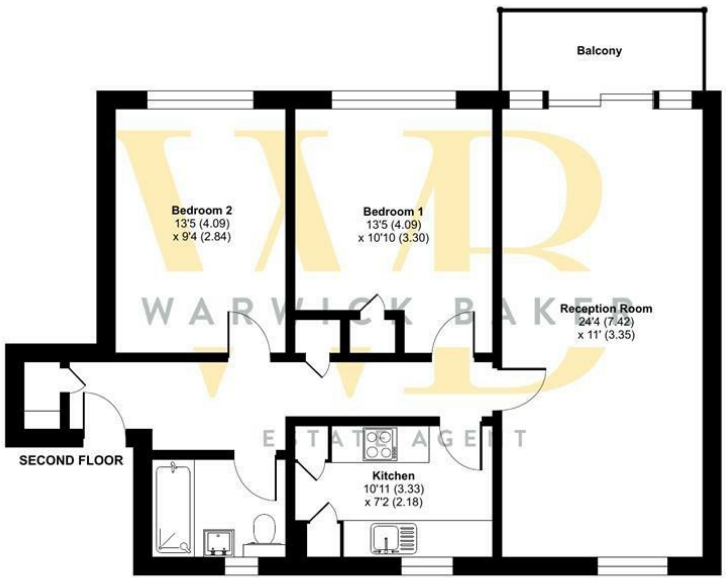
OUTGOINGS / LEASEHOLD
MAINTENANCE INCLUSIVE OF GROUND RENT £1300 approx. per half year

LEASE - 999 YEARS FROM 1961

Widewater Court, West Beach, Shoreham-by-Sea, BN43

Approximate Area = 792 sq ft / 73.6 sq m

For identification only - Not to scale



WARWICK BAKER ESTATE AGENT

RICS Certified Property Measurer
Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2023.
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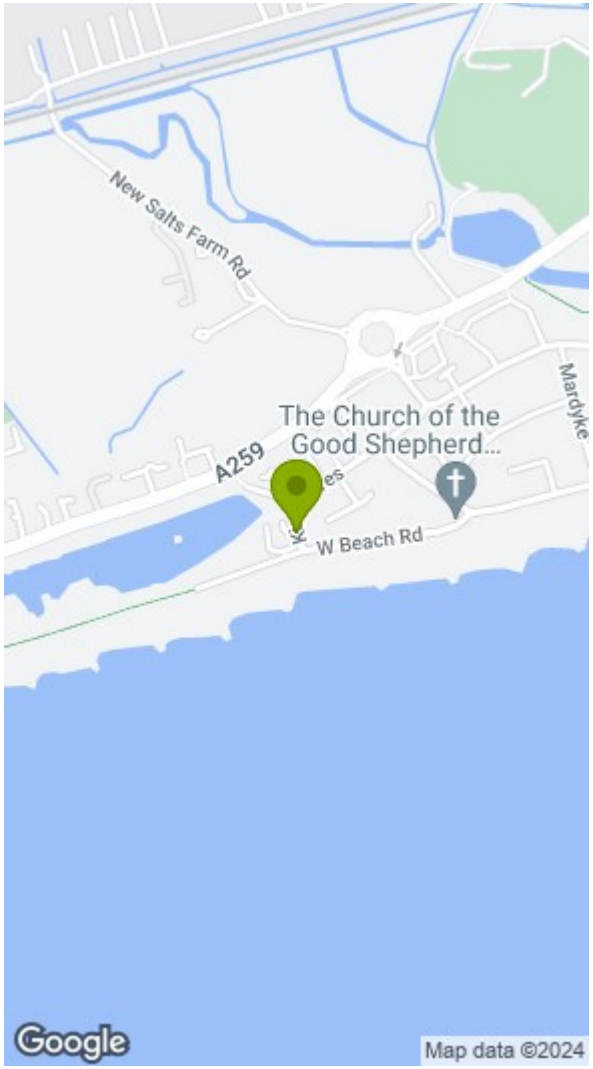

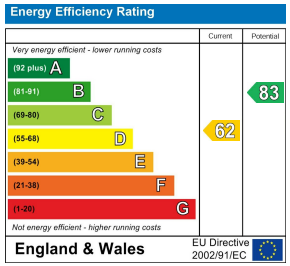

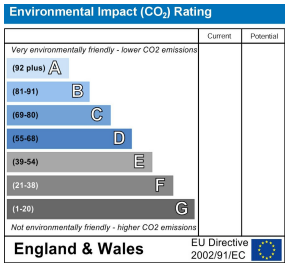

Disclaimer

* These particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers and do not constitute an offer or part of a contract. Prospective purchasers and/or lessees ought to seek their own independent professional advice.
* All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
* All measurements are approximate