



Asking Price

£195,000

Leasehold

West Road, Portslade

- TWO DOUBLE BEDROOMS
- SECOND FLOOR FLAT
- SOUTH FACING BALCONY
- CLOSE PROXIMITY TO PORTSLADE AND FISHERSGATE STATIONS
- IDEAL FIRST TIME BUY
- LOCKABLE STORAGE ROOM

Situated on the second floor of this purpose built block is this spacious apartment with two double bedrooms, South facing balcony with sea views and separate kitchen. Westland Court is situated on West Road which is within walking distance to Portslade and Fishersgate train stations, Fishersgate park, Vale park, local shops and also the beach. The apartment comprises; separate kitchen, spacious lounge with access to south facing balcony, two double bedrooms and a family bathroom.

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Accommodation

Entrance Hall

Lounge 15'5" x 14'1" (4.70 x 4.30)

Kitchen/Breakfast Room 13'1" x 9'10" (4.00 x 3.02)

Bedroom One 11'9" x 10'9" (3.60 x 3.30)

Bedroom Two 14'1" x 8'6" (4.30 x 2.60)

Bathroom 8'2" x 5'6" (2.50 x 1.70)

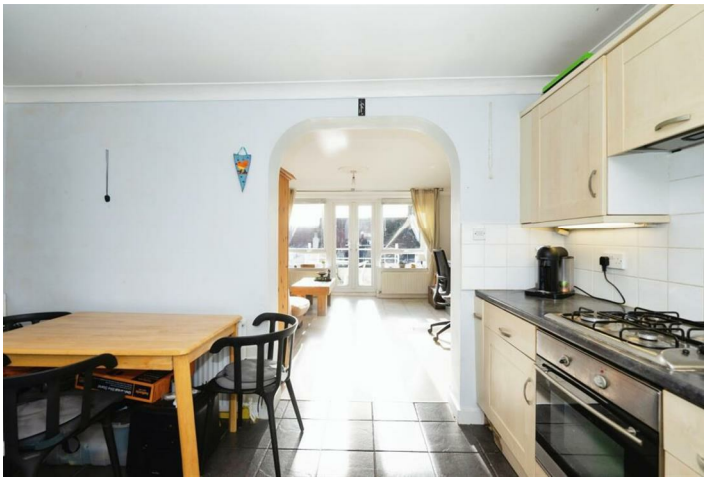
South Facing Balcony

Agents Notes

Tenure: Leasehold
Service Charge: TBC
Ground Rent: TBC
Council Tax Band: B
EPC Rating: D

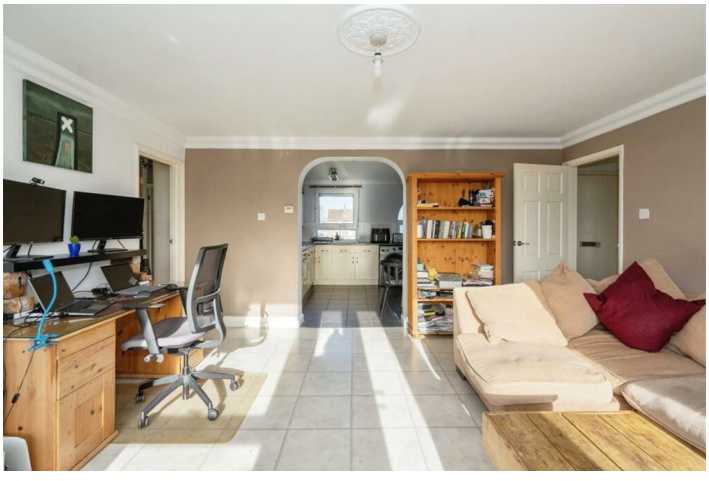
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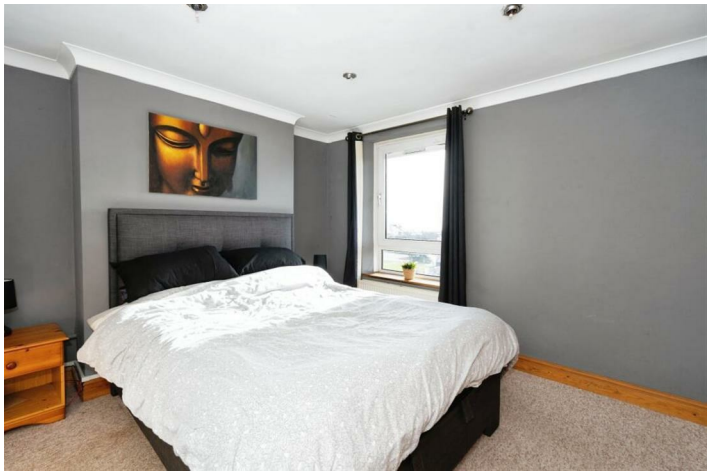






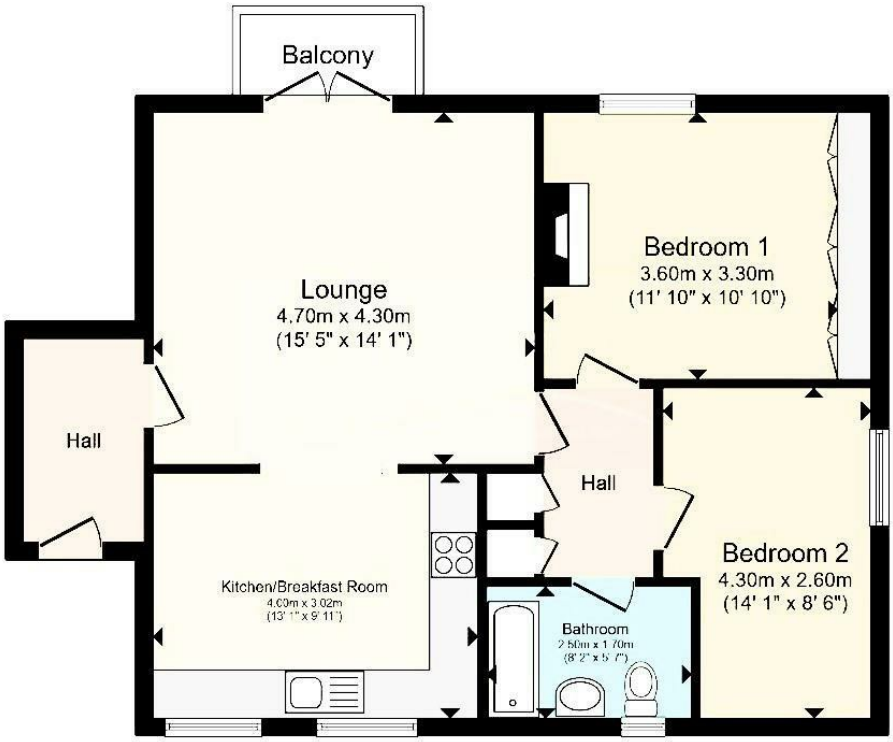






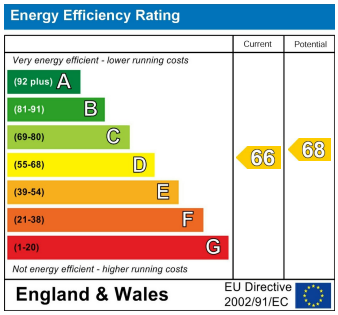
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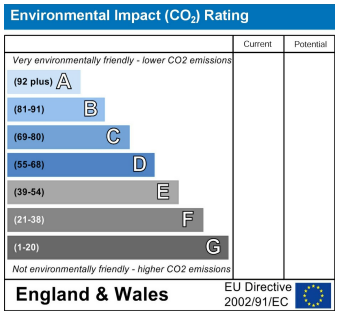
Floorplan



Total floor area 69.5 m² (748 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party





The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

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