Robert Luff & Co

West Street, Worthing

Leasehold - Offers Over £80,000

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We are delighted to offer this well-presented one-bedroom second-floor retirement apartment, ideally situated just a stone's throw from Worthing seafront and within easy reach of the town centre. The property benefits from a generous lounge/diner, separate kitchen, double bedroom with built-in wardrobe and shower room, together with a range of communal facilities.

Key Features

- One-Bedroom Second-Floor Retirement Apartment
- Well Presented Throughout
- Generous Lounge/Diner
- Double Bedroom with Built-In Wardrobe
- Separate Kitchen
- Shower Room
- Attractive Communal Gardens
- Residents' Lounge, Laundry & Resident-Managed Maintenance Scheme
- Close to Seafront, Town Centre & Bus Routes
- Council Tax Band B | EPC Rating D

The property is approached via a communal entrance hall with stairs and lifts providing access to all floors. Residents also have use of a communal lounge, laundry room and attractive communal gardens. The complex also benefits from a resident-managed building maintenance scheme, helping to ensure best value management charges for all residents.

The apartment opens into an entrance hall with doors leading to the principal rooms. A particular feature is the generous lounge/diner, which provides ample space for both sitting and dining areas. The kitchen opens from the living space and is fitted with a range of units and work surfaces.

The well-proportioned double bedroom benefits from a built-in wardrobe, while the shower room completes the accommodation.

The property is conveniently positioned just a stone's throw from Worthing seafront, with the town centre also nearby offering an excellent selection of shops, cafés and restaurants. Regular bus services are within easy reach, making this a particularly convenient location.

Tenure
Leasehold with 958 years remaining.
Service Charge: £2,744 per annum.



















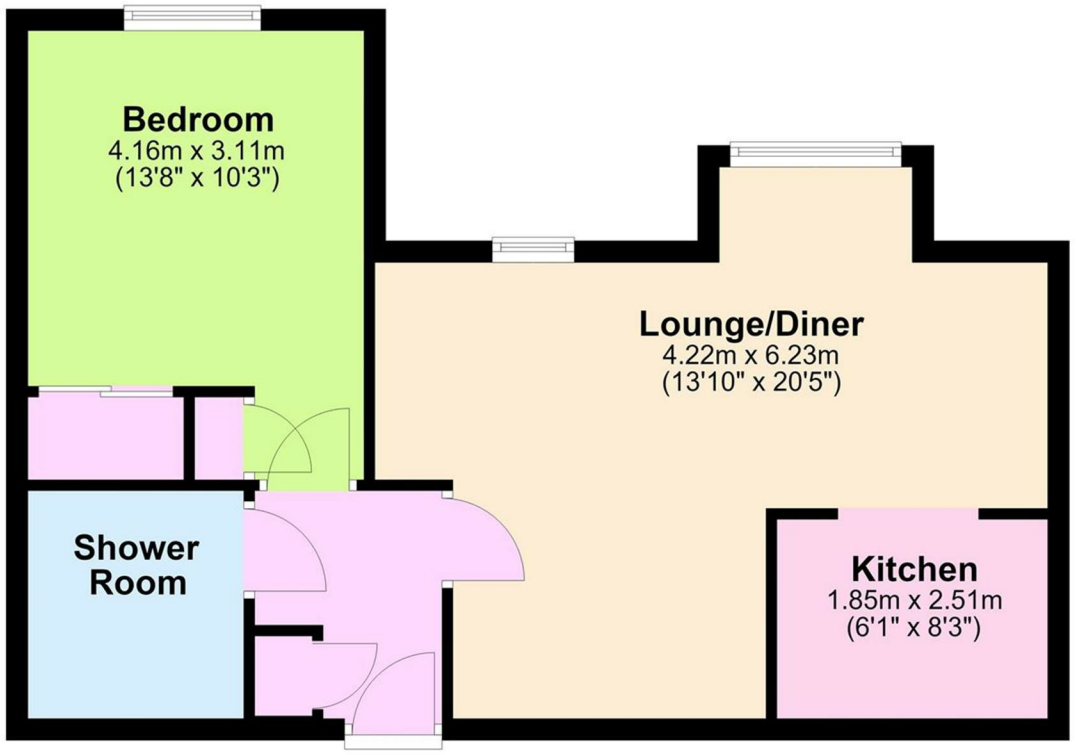


robertluff.co.uk
30 Guildbourne Centre, Worthing, West Sussex, BN11 1LZ | 01903 331247 | info@robertluff.co.uk
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Floor Plan West Street

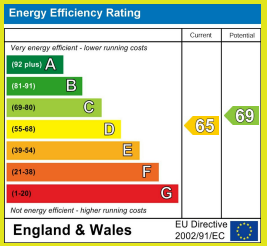
Floor Plan

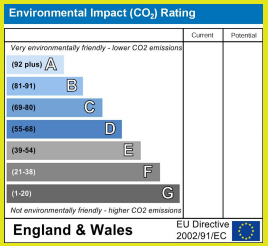
Approx. 48.1 sq. metres (518.0 sq. feet)



Total area: approx. 48.1 sq. metres (518.0 sq. feet)







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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