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We are delighted to offer this beautifully presented and well-maintained two-bedroom first-floor retirement apartment, ideally located in the heart of Worthing town centre. Offering larger-than-average accommodation within this popular development, the property benefits from excellent on-site facilities, 24-hour staff presence, and is available with no onward chain.

This spacious and well-appointed first-floor retirement apartment is situated within the highly regarded Amelia Court development in central Worthing, designed specifically for independent living. The development offers a secure and comfortable environment with staff on site 24 hours a day, along with an emergency call system linking directly to the estate duty manager for added peace of mind.

The apartment itself is notably larger than average and features a bright and generously proportioned lounge/dining room with attractive dual-aspect windows, allowing for an abundance of natural light. The modern kitchen is well-equipped with a range of fitted units and practical workspace.

There are two well-sized bedrooms, both offering comfortable accommodation, alongside a bathroom finished to a good standard. The property is presented in excellent condition throughout, making it ready for immediate occupation.

Residents benefit from a range of communal facilities, including a welcoming residents' lounge with direct access to landscaped gardens, a lift service to all floors, and a communal laundry room. The central location provides easy access to Worthing's main shopping area, seafront, theatre, cinema, and local amenities.

The property is offered for sale with no onward chain, ensuring a straightforward and hassle-free purchase.

Tenure

Leasehold with 108 years remaining.

Ground Rent/Service Charges: £997.56 per month. Maintenance Charge: £510 per annum.

Key Features

- Beautifully presented two-bedroom retirement apartment
- First-floor position with lift access
- Larger-than-average accommodation within the development
- Bright dual-aspect lounge/dining room
- Modern and well-equipped fitted kitchen
- Two generously sized bedrooms
- 24-hour on-site staff and emergency call system
- Residents' lounge, laundry room, and landscaped communal gardens
- Prime town centre location close to shops, seafront, and amenities
- Council Tax Band C | EPC Rating C



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