



11 Wells Court

Pevensey Garden, Worthing, BN11 5PE

Guide price £275,000

Leasehold Council Tax Band C

A superb penthouse apartment boasting fantastic views across Worthing and out to sea.

Situated on the top floor, this stylish apartment with vaulted ceilings is offered for sale with NO ONWARD CHAIN whilst boasting large balcony and an additional Juliette balcony.

In brief the accommodation comprises passenger lift to fourth floor, and stairs to the top floor, solid door into entrance hall with storage cupboard, open plan lounge/raised diner area with bi-fold doors onto the West facing balcony with cracking views and storage units., luxury modern fitted kitchen, modern fitted shower room, and double bedroom with fantastic views with a Juliette balcony and a large walk in wardrobe.

Garage in compound.

In our opinion internal viewing is considered essential to appreciate the overall size and condition of this fantastic penthouse apartment.

Lease years remaining - 933  
Service charge - £1400pa (approx)

Passenger lift to fourth floor

Stairs to top floor

Entrance hall with storage cupboard





Lounge/diner  
23'0 narrowing to 15'5 x 20'8  
narrowing to 9'0 (7.01m narrowing  
to 4.70m x 6.30m narrowing to  
2.74)

Modern fitted kitchen  
10'4 x 7'6 (3.15m x 2.29m)

Inner lobby



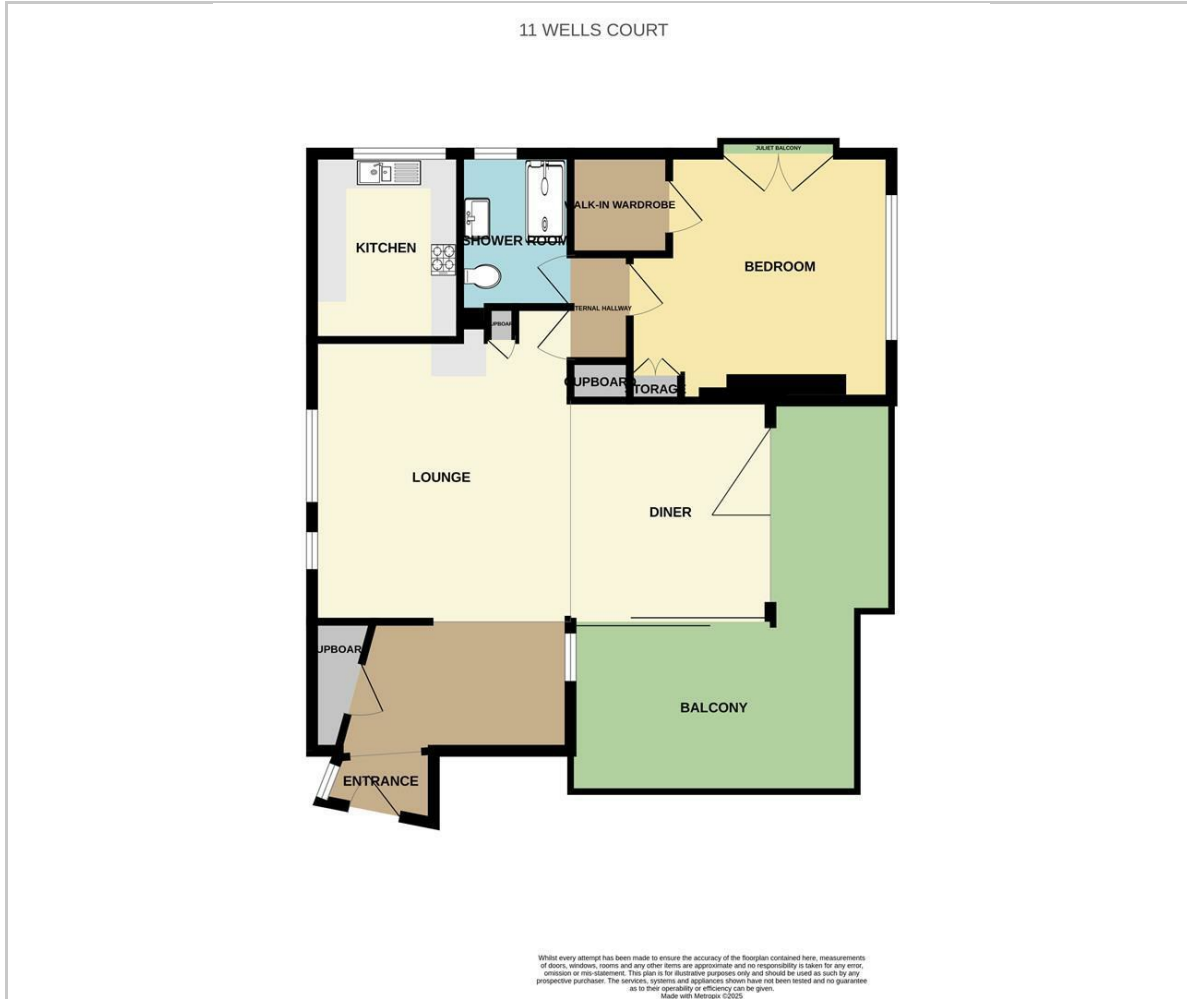
Double aspect bedroom with  
Juliette balcony  
13'7 x 12'3 (4.14m x 3.73m)

Modern fitted shower room  
7'10 x 5'9 (2.39m x 1.75m)

Garage



## Floor Plan



## Viewing

Please contact our Worthing Office on 01903 958770 if you wish to arrange a viewing appointment for this property or require further information.

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## Area Map



## Energy Efficiency Graph

