



8 Seldon Parade

Worthing, BN13 2HL

Asking price £150,000

Freehold Council Tax Band



## 8 Seldon Parade Worthing, BN13 2HL

James and James Commercial are delighted to bring to the market this freehold property For Sale.

The property is in need of complete refurbishment and comprises of a shop front and rear WC/Kitchen area. The property benefits from 3 parking spaces to the front of the building.

The Freehold includes the flat above the shop which has been sold off on a long lease, there are 68 years remaining of a 99 year Lease. The current Ground Rent is £100pa.

The property is for Sale for £150,000.

EPC – An EPC Report is available for all interested parties to view upon request.

Legal Fees – Each party to bear their own legal costs.





## Floor Plan

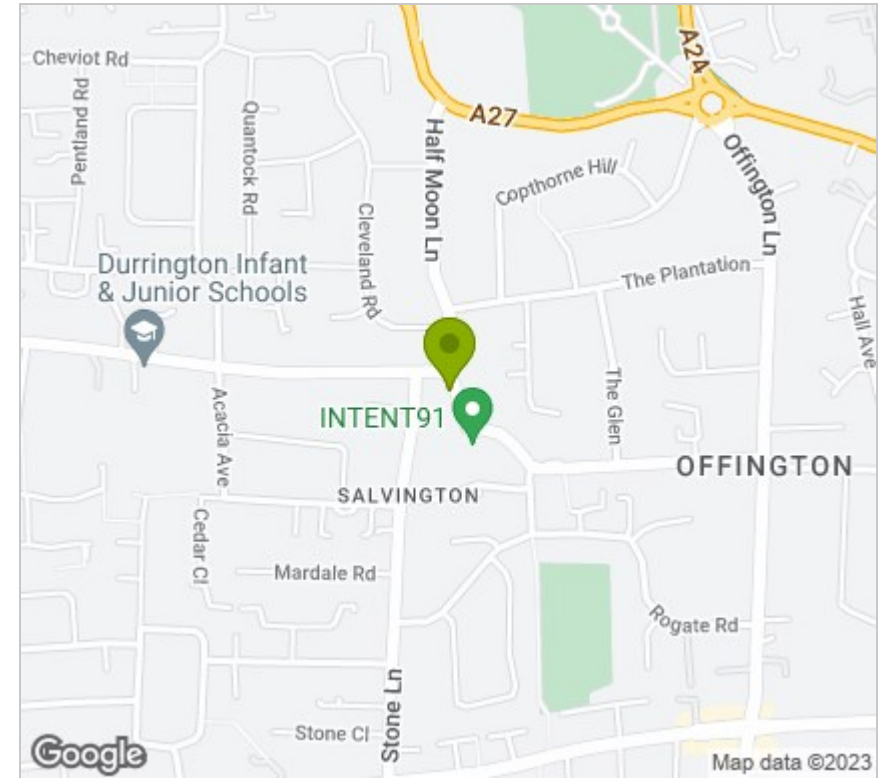


## Viewing

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

## Area Map



## Energy Efficiency Graph

