

10 Cowper Road

, Worthing, BN11 4PD

Guide price £170,000

Leasehold Council Tax Band A



We are delighted to offer to the market this beautifully presented ground floor flat, ideally situated in a central Worthing location. The property is close to local shops, schools, parks, bus routes, the mainline station, Worthing town centre, and the seafront. The accommodation comprises a communal entrance leading into a private hallway, which in turn provides access to a spacious open-plan kitchen/lounge featuring white-fronted base and wall units, roll-top work surfaces with a stainless steel sink and drainer, tiled splashbacks, space for white goods, and an integrated oven and hob with extractor above. The room benefits from triple-aspect double-glazed sash-style windows, downlights, wood-effect flooring, and a radiator, creating a bright and inviting living space.

The double bedroom enjoys dual-aspect double-glazed windows, a radiator, wood-effect flooring, and downlighting. The bathroom has been recently renovated and includes a panel-enclosed bath with fitted shower and glass screen, a low-level flush WC, pedestal wash hand basin with chrome mixer taps, part-tiled walls, tiled flooring, a frosted double-glazed window, and downlighting.

Additional benefits include gas central heating, double glazing, and the property is being offered chain-free.

Lease years remaining - 125
Service charge & ground rent £300pa (approx)



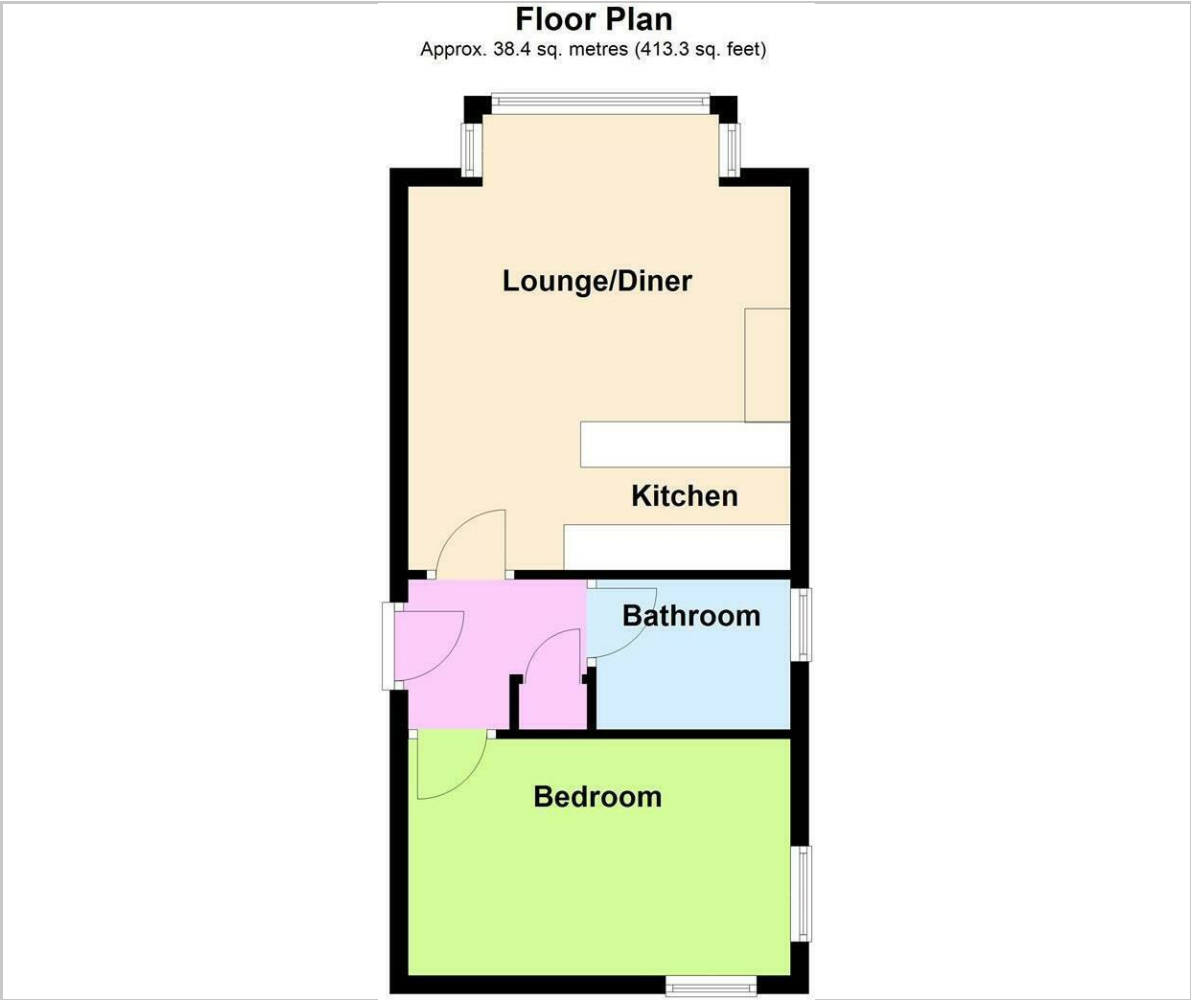
Communal entrance into entrance
hall

Lounge/kitchenette
17'1 x 13'6 (5.21m x 4.11m)

Bedroom (double aspect)
11'8 x 8'9 (3.56m x 2.67m)

Bathroom

Floor Plan



Viewing

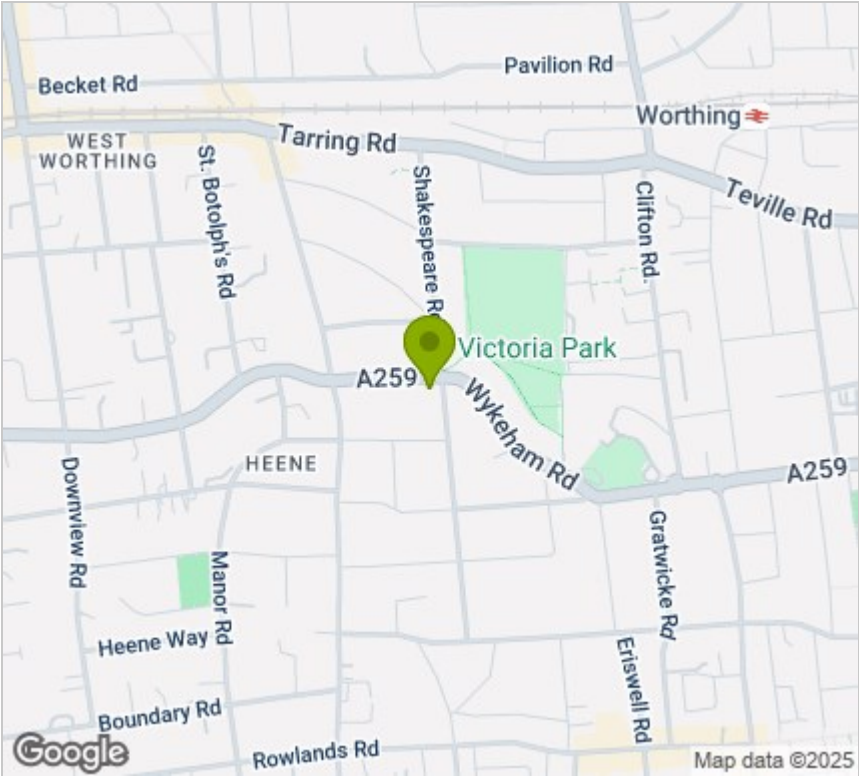
Please contact our Worthing Office on 01903 958770 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

