



Flat 1, 13 Tennyson Road, Worthing, West Sussex, BN11 4BY

Asking Price £165,000

A spacious and well presented ground floor apartment within this attractive period property. Located within walking distance to the train station and easily accessible to Worthing town centre and the beach. The bright and spacious accommodation comprises open plan living room/fitted kitchen, double bedroom and a modern bathroom. Further benefits include double glazed windows, gas central heating and an allocated off street parking space. No onward chain. Remainder of a long lease. Landscaped communal gardens with a communal lockable bike shed.

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Main front door to:

Communal hallway with flat door to:

Entrance hall

Access to all rooms.

Open plan lounge/kitchen

15'8 into bay x 12'4 (4.78m into bay x 3.76m)

Lounge; A double aspect living room with a radiator, double glazed windows to the bay with a further double glazed window to the side and ceiling coving.

Kitchen: With a range of wall and base units with worksurfaces incorporating a stainless steel sink unit with cupboard under. Built in four burner electric hob with oven and grill under and stainless steel extractor fan over, plumbing for washing machine, tiled splash back, cupboard housing the " Worcester" combination gas fired boiler which supplies the hot water and central heating and ceiling coving.

Bedroom

12'5 x 9' into bay (3.78m x 2.74m into bay)

Radiator, double glazed windows to bay with a south aspect and ceiling coving.

Bathroom

White suite comprising paneled bath with part tiled surround, low level wc, pedestal wash basin and a heated towel rail.

Off street parking space

Allocated parking space to the front of the property.

Agents note

Lease: 109 years remaining Approx

Service charge; £500 per annum

Ground rent: £50 per annum

Management company: Fairlight Management 10 New Parade Worthing BN11 2BQ.

We recommend you have this verified by your legal representative at your earliest convenience.

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