

Two Bedroom Flat (1450 GBP)













Location **South East, East Sussex**  
<https://www.freeadsz.co.uk/x-545923-z>

PRICE GUIDE £145,000 - £165,000  
A lovely two bedroom flat, ideal for investment or first time buyers and conveniently located close to local amenities. The spacious accommodation comprises of an entrance hall, two double bedrooms, lounge/diner, kitchen and bathroom. The property is double glazed throughout, there is lots of storage, it is also being offered for sale with no onward chain. Must be viewed!

Entrance:  
Communal entrance with security entry phone system.  
Stairs to second (top) floor private entrance door to  
Hallway:  
Entry phone handset. Coved ceiling. loft access. Built-in cupboard housing hanging rail and fixed shelving. Further cupboard.  
Double Aspect Lounge:  
20'1 x 10'5 (6.12m x 3.18m) Night storage heater. Coved ceiling. Double glazed bay window to front aspect and further double glazed window outside aspect. Door to  
Kitchen:  
7'10 x 7'5 (2.39m x 2.26m) Range of fitted wall and base units. Worktop with inset single drainer sink unit with mixer tap. Cooker point. Plumbing and space for washing machine. Space for upright fridge/freezer. Part tiled walls. Wall mounted 'Dimplex' heater. Double glazed window  
Bedroom 1:  
10'1 x 6'8 (3.07m x 2.03m) Coved ceiling. Built-in wardrobe Double glazed window.

Bedroom 2:  
10'7m x 10'7m (3.23m x 3.23m) Coved ceiling. Built-in wardrobe Double glazed window.  
Bathroom:  
A complete bathroom with tiled walls, mixer tap and shower attachment, low level WC, vanity unit with basin. For sale only. Extra parking space.  
Outside: The flat benefits from an allocated parking space.

THE VENDOR HAS ADVISED US OF THE FOLLOWING DETAILS. WE HAVE NOT INSPECTED THE LEASE NOR SEEN MAINTENANCE ACCOUNTS TO VERIFY THIS INFORMATION.  
Ground Rent: £60 per annum.  
Maintenance: £75 per month including buildings.

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