

2
BED

Well Presented First Floor Flat

11, Pondsde Court, Seaford, BN25 3ET

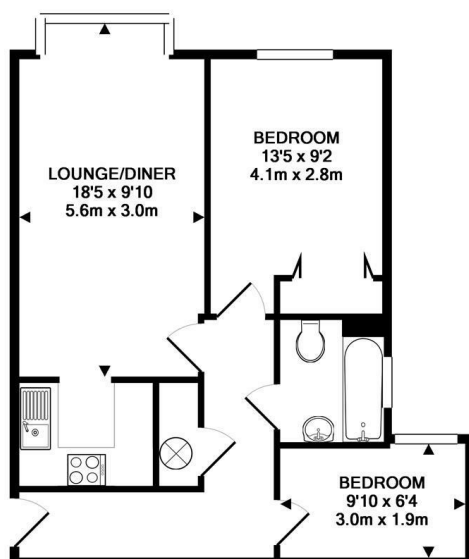


Price £109,950

Leasehold

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TOTAL APPROX. FLOOR AREA 529 SQ.FT. (49.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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inbrief...

A well presented purpose built two bedroom first floor retirement apartment with direct bus access to Brighton and Eastbourne and within 0.5 mile of Seaford Town Centre and Station. Communal facilities include a 24hr careline alarm, house manager, communal lift, residents lounge, hobbies room, reading room, laundry room, enclosed courtyard and resident parking. The apartment benefits from new carpets, redecorated lounge, bedrooms and hallway, electric storage heating and upvc double glazing.

Entrance Hall - Night storage heater, door entry phone, large storage cupboard with slatted shelving, water tank and fuse box.

Lounge - 18'9 into bay x 10' - Night storage heater, contemporary wall lights, double glazed bay window to front.

Kitchenette - 7'2 x 5'2 - Fitted with a range of white coach trim units comprising single bowl, single drainer sink with cupboards and drawers below, inset four ring hob with electric oven below, appliance space, matching wall mounted cupboards, fully tiled walls, extractor fan.

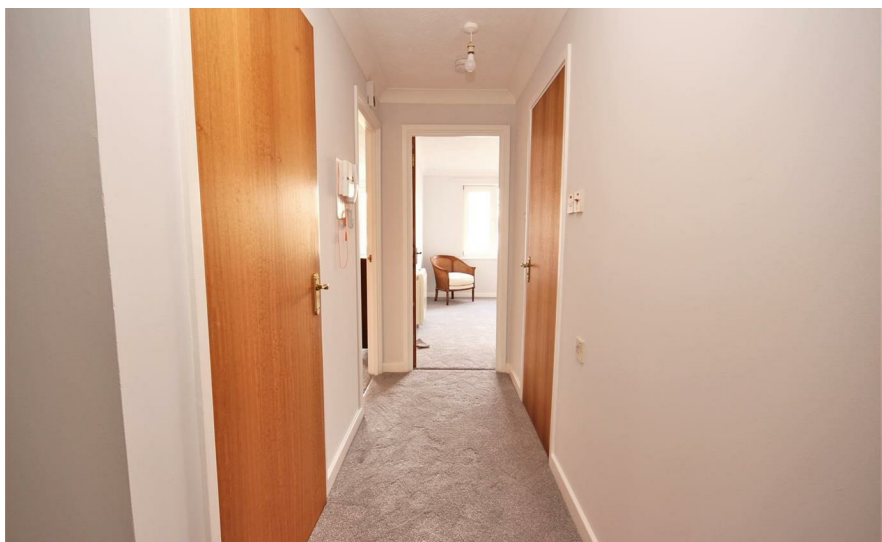
Bedroom One - 12'10 max x 9' - Wall mounted night storage heater, built in double wardrobe, contemporary wall lights, double glazed window to front.

Bedroom Two 0 9'10 x 6'1 - contemporary wall lights, double glazed window to front.

Bathroom - Fitted with a coloured suite, comprising bath with shower over, wash basin with cupboard below, close coupled w/c, fully tiled walls, frosted double glazed window.

Maintenance Charge - £1390 for 6 months Ground Rent - £180 for 6 months

Two bedroom retirement flats are rarely available and the property is offered for sale with VACANT POSSESSION.



Energy Rating C

Council Tax Band B

moreinfo...

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