

Leasehold - Share of Freehold

Guide Price

£190,000 - £200,000



2 Bedroom



1 Reception



1 Bathroom



5 Meachants Court, Meachants Lane, Willingdon, BN20 9LR

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A spacious two bedroom first floor apartment enviably situated at the foot of the South Downs and with glorious downland views from the rear. Benefits include a wonderful bay windowed lounge/dining room, two double bedrooms, a refitted shower room, double glazing, garage and a share of the freehold. Local shops can be found at the nearby Freshwater Square and Willingdon Triangle. An internal inspection comes highly recommended.



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Main Features

- Purpose Built
- 2 Bedrooms
- First Floor
- Bay Windowed Lounge/Dining Room
- Fitted Kitchen
- Modern Shower Room
- Double Glazing
- Communal Gardens
- Garage

Entrance
Communal entrance with security entryphone system. Stairs to first floor private entrance door to –

Hallway
Entryphone handset. Loft access (not inspected). Built-in cupboard housing gas boiler. Laminate floor.

Bay Windowed Lounge/Dining Room
20'9 into bay x 11'4 (6.32m into bay x 3.45m)
Radiator. Feature fireplace with marble surround and hearth. Television point. Coved ceiling. Laminate floor. Double glazed bay window to front aspect

Fitted Kitchen
8'11 x 8'10 (2.72m x 2.69m)
Range of fitted wall and base units. Worktop with inset one and a half bowl single drainer sink unit with mixer tap. Space for upright fridge/freezer. Plumbing and space for washing machine. Cooker point. Extractor cookerhood. Part tiled walls. Double glazed window to rear aspect with glorious views towards the South Downs.

Bedroom 1 (Currently Used As A Study/Workroom)
15'10 x 9'10 (4.83m x 3.00m)
Radiator. Coved ceiling. Laminate floor. Double glazed window to front aspect.

Bedroom 2
11'2 x 9'11 (3.40m x 3.02m)
Radiator. Laminate floor. Double glazed window to rear aspect with glorious views towards the South Downs.

Modern Shower Room
Refitted suite comprising shower cubicle. Low level WC with concealed cistern, fitted drawers and marble effect display shelf. Vanity unit with ceramic sink, chrome mixer tap and cupboard below. Part tiled walls. Tiled floor. Heated towel rail. Frosted double glazed window.

Outside
The flat has lawned communal gardens.

Parking
The flat benefits from a garage.

EPC = C.

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: N/A.
Maintenance: £250 per quarter.
Lease: 999 years from 1965. We have been advised of the lease term, we have not seen the lease.