



111 Sea Lane, Rustington BN16 2RU
£290,000 Leasehold

HAWKE &
METCALFE 
INDEPENDENT ESTATE AGENTS

INDEPENDENT ESTATE & LETTING AGENTS

- Spacious Ground Floor Flat
- 2 Bedrooms
- Garage
- Between Sea & Shops
- Bathroom/WC & Additional WC
- Council Tax Band 'B'
- Remainder of a Long 999 Year Lease
- Viewing Recommended
- EPC Rating 'C'

A spacious two bedroom ground floor flat with its own private entrance and front door.

In brief the accommodation comprises: - entrance hall, large lounge/dining room with lovely bay window, kitchen, inner hall, main bedroom with built in wardrobes, second bedroom with en suite WC and main bathroom/WC. Outside there is parking for two cars to the front and a garage with power and light to the rear.

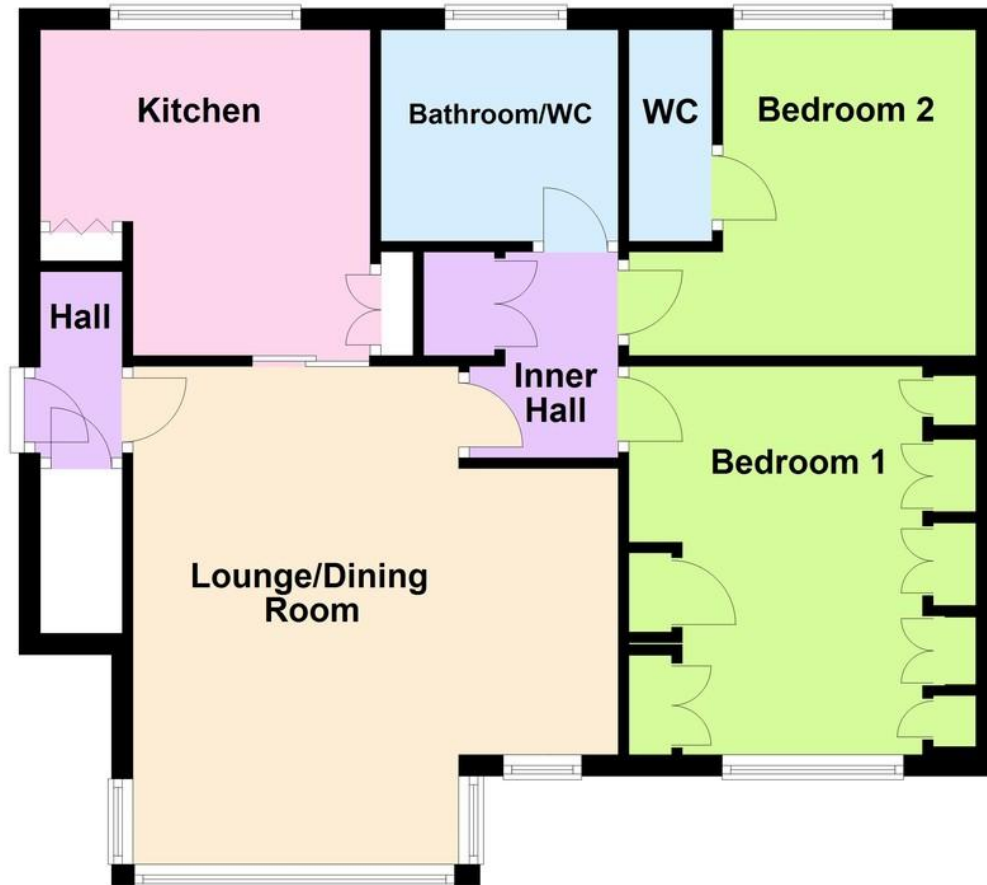
Features include gas central heating, double glazing and the remainder of a long 999 year Lease with a quarter share of the Freehold.

The flat is conveniently situated in Sea Lane, Rustington which runs between the village centre and shops and the seafront.



Ground Floor

Approx. 61.6 sq. metres (662.7 sq. feet)



Total area: approx. 61.6 sq. metres (662.7 sq. feet)

PRIVATE FRONT DOOR

ENTRANCE HALL

LOUNGE/DINING ROOM

15' 3" x 14' 7" (4.65m x 4.44m)
max

KITCHEN

10' 1" x 10' (3.07m x 3.05m)

INNER HALL

BEDROOM 1

12' x 10' 9" (3.66m x 3.28m)

BEDROOM 2

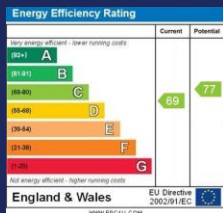
10' 1" x 8' 5" (3.07m x 2.57m)

EN SUITE WC

BATHROOM/WC

OFF ROAD PARKING

GARAGE



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