



For Sale: £115,000 Leasehold  
Langney Road, East Sussex, BN21

- Double Glazed
- Bay Window
- GFCH
- Central Location

**Arington** 

Arington are pleased to offer a one double bedroom first floor apartment centrally located with easy access within easy reach of the local amenities, main line train station and seafront. The apartment benefits from a 15' by 12' living room with bay window to the front, double bedroom, fitted kitchen and bathroom. GFCH. Double glazed. Council Tax Band: A. A viewing is highly recommended.

- Communal Entrance Hall Door to...
- Inner Hallway Entry Phone. Laminate flooring. Doors and opening to...
- Living Room Bay window to the front. Radiator. Laminate flooring. TV Aerial.
- Bedroom Window to the rear. Radiator. Laminate flooring.
- Kitchen Fitted with a range of gloss finish floor and wall units with wood effect laminate worktop with inset single sink and drainer. Fitted oven with inset 4 point gas hob and extractor over. Part tiled splash backs. Window to the side. Slate effect tiled floor. Under stairs cupboard. Boiler. Spot lighting. Door to...
- Bathroom Fitted with a white suite comprising of a panelled bath with glass shower screen and mixer taps with shower over, low level WC and pedestal basin. Chrome heated towel rail. Radiator. Opaque window to the rear. Slate effect tiled floor.



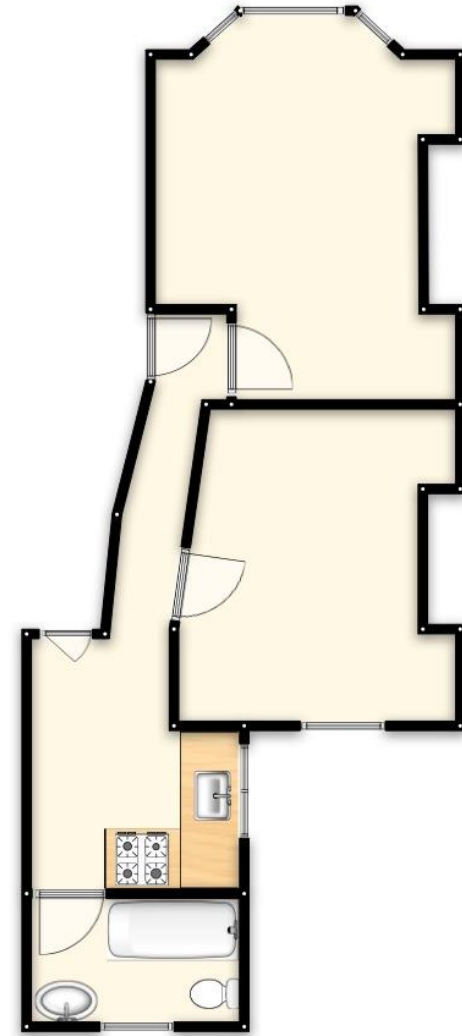
# Room Details

Living Room 15'6" x 12'4" (4.72m x 3.76m)

Bedroom 12'8" x 9'8" (3.86m x 2.95m)

Kitchen 9'7" x 8'3" (2.92m x 2.51m)

Bathroom 8'4" x 5'0" (2.54m x 1.52m)



Descriptions of the property are subjective and are used in good faith as an opinion and NOT as a statement of fact. Please make further specific enquires to ensure that our descriptions are likely to match any expectations you may have of the property. We have not tested any services, systems or appliances at this property. We strongly recommend that all the information we provide be verified by you on inspection, and by your Surveyor and Conveyancer.



