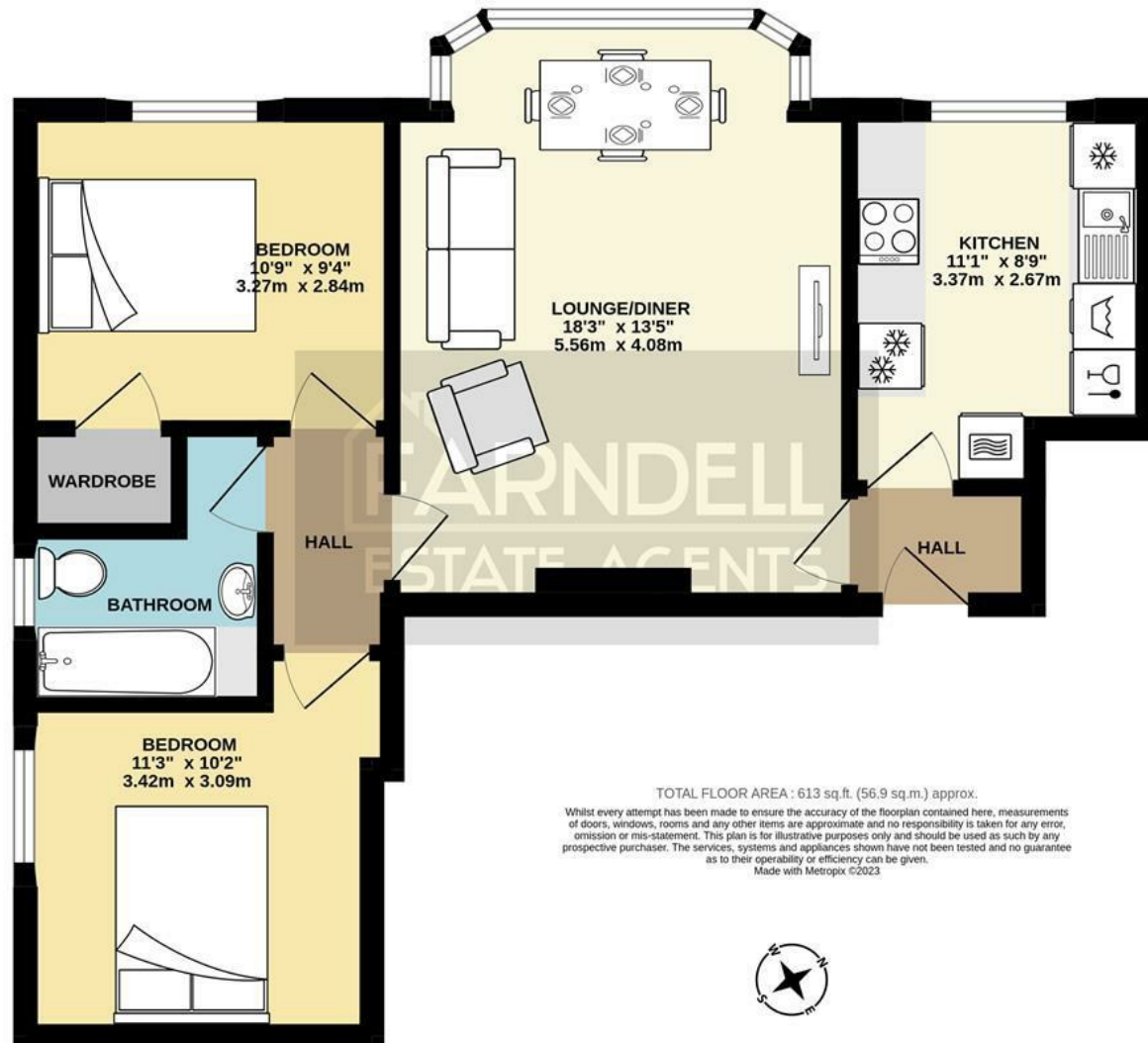


5 Lindfield Court Silverston Avenue, Aldwick, Bognor Regis, West Sussex,
PO21 2RD
£230,000 Leasehold - Share of Freehold

FARNDELL
ESTATE AGENTS



1ST FLOOR
613 sq.ft. (56.9 sq.m.) approx.



- Spacious First Floor Apartment
- Large Lounge/Diner with views towards West Park
- 2 Double Bedrooms
- Impressive Galley Kitchen
- Modern Bathroom
- Share of Freehold and Remainder of 999 Year Lease
- uPVC Double Glazed and Gas Central Heating
- Allocated Parking Space
- Converted Loft Space/Area
- Superb Location within 200 Yards of the Beach

The Following information has been provided by the seller. We would advise that you ask your solicitor to verify this information during the course of your purchase:

Length of Lease

Remainder of a 999 Year Lease - 990 Years Remaining

Annual Service Charge

£1320 per Year

Annual Ground Rent

Nil





FARNDSELL

ESTATE AGENTS

79 Aldwick Road

Bognor Regis

West Sussex


PO21 2NW

01243 869991

sales@farndells.com

<http://www.farndells.com>

Energy Efficiency Rating

| | Current | Potential |
|---------------------------------------------|---------------------------------------------------------------------------------------------------------------|-----------|
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | 63 | 69 |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC  | |

Council Tax Band B