



Marline Court, Shoreham by Sea, West Sussex, BN43 5EQ

Guide Price £250,000

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The Property & Area

This one-double-bedroom apartment offers an excellent opportunity for those seeking a central Shoreham-By-Sea location. Situated in the popular Ropetackle development, just moments from Shoreham High Street, the property provides convenient access to local amenities and transport links.

The apartment features a well-proportioned open-plan lounge and kitchen area, designed for modern living. This space is bright and inviting, offering a comfortable environment. The kitchen is practical and functional, complementing the overall contemporary feel of the apartment.

One of the standout features of this property is the private balcony, which provides attractive views over the River Adur. This outdoor space is ideal for enjoying the riverside atmosphere and offers a pleasant spot for morning coffee. The property also benefits from secured parking, a real asset in this central location!

The double bedroom is spacious and offers a comfortable space. The apartment also includes a well-maintained bathroom. Being offered chain-free, this is a great opportunity for a first time buyer, investment or downsizer.

Living in Ropetackle means you are perfectly positioned to enjoy all that Shoreham-By-Sea has to offer. The vibrant High Street, with its array of shops, cafes, and restaurants, is within easy walking distance. The proximity to the River Adur allows for strolls along the towpath and access to various waterside fun. Shoreham-By-Sea train station is also conveniently close, providing direct links to Brighton, Worthing, and London.

This apartment represents a great option for first-time buyers, downsizers, or investors looking for a well-located property with desirable features. The combination of a central position, river views, and secured parking makes this a highly attractive home.

Material Information

Tenure: Leasehold

Lease - 999 years from 1 January 2004

Council Tax: C

Service Charge: £1040 (Jan 2026 - June 2026) Half Yearly

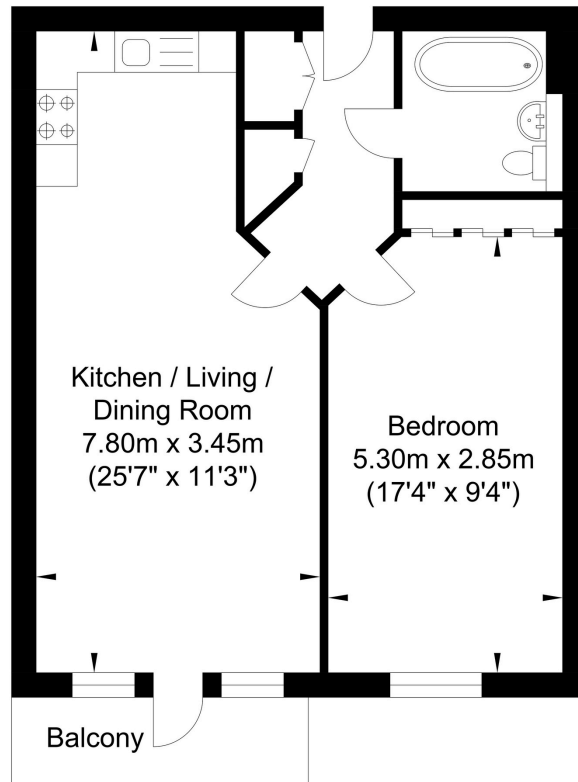
Ground Rent:

*Please note the lounge has been virtually furnished.

EPC to follow.



Marline Court, Shoreham-by-Sea



Ground Floor
Approximate Floor Area
537.33 sq ft
(49.92 sq m)

Approximate Gross Internal Area = 49.92 sq m / 537.33 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



Please note:

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