

- One bedroom
- Mid-floor flat
- Leasehold 151 years
- Sea views
- Vacant
- 0.8 miles to Littlehampton railway station
- Approx. 495 SQFT
- Auction 21 June 2024



## Auction guide £90,000

### Lot 105 - Flat 4, 43 South Terrace, Littlehampton, BN17 5NU

A vacant one-bedroom mid-floor flat with sea views in Littlehampton, West Sussex (Title number: WSX384888)

**FOR SALE BY AUCTION:** To be sold by public auction on the owner's instruction. A vacant one-bedroom mid-floor flat with sea views in Littlehampton, West Sussex. Ideal for investors. To be sold via online bidding on Friday, 21 June 2024.

**Auctioneer's comments:** 'This Lot offers investors an opportunity to bid on and buy a property with yield potential and long term capital growth.'

**Auction date**

The property is to be sold by public auction on Friday 21 June 2024 via a 2-hour online bidding window.

**To view**

The property can be viewed by booking onto one of the advertised managed block viewings. Once you have registered to bid by setting up your online bidding account, you will be emailed a Calendly link to do this. Each block viewing is strictly 30 minutes, and no ad hoc viewings will be available. In most cases, a video tour will be available.

**Description**

One bedroom, mid-floor flat, vacant, leasehold

**Location**

Littlehampton, West Sussex, 0.8 miles to Littlehampton railway station

**Accommodation**

Second floor: living room, bedroom., kitchen, bedroom

**Outside**

Communal entrance

**EPC rating**

C

**Tenure**

Leasehold with vacant possession  
189 years from 25 December 1986

**Local authority and council tax band**

West Sussex County Council  
Arun District Council  
Council tax band: A

**Pre-auction bids**

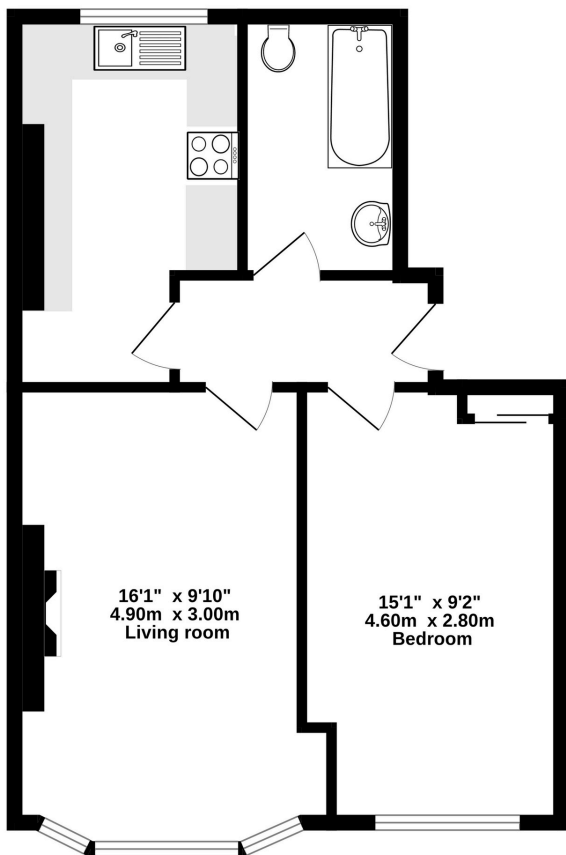
To make a pre-auction bid, you must be an approved bidder. Once you have set up your online bidding account, verified your ID and paid the security deposit, you can email the amount you would like to bid. The common auction conditions and special conditions apply to all pre-auction bids, and no conditions will be acceptable. Should your pre-auction bid be accepted, you will need to immediately pay the balance of the 10% deposit (min. £5,000) and all auction fees listed. The Auctioneer reserves the right to refuse any bid.

**Auction fees**

In addition to the 10% deposit (min. £5,000) of your winning bid, you must pay an auction buying commission of 2% plus VAT (min. fee of £2,100 plus VAT) of the purchase price and auction buying fee of £1,900 plus VAT. Please be aware that additional fees may be payable on completion, including disbursements in the legal pack. Check the legal pack for each lot you are interested in before bidding.



SECOND FLOOR



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		