



Guide Price
£400,000

Freehold

2x  1x  1x 

**Lavinia Way, East
Preston, West Sussex,
BN16**

OVER 60?

Secure this property
for up to **59% less!**

cubitt&west
Helping you move forwards



Main features

- This great size property is well presented throughout
- Lovely fitted kitchen & bathroom
- Located in the sought after Village of East Preston
- Walking distance to shops & restaurants
- Short stroll to beach & greensward

Accommodation

GROUND FLOOR

Entrance Hallway

Lounge/Diner: 22'2 x 12'2 (6.76m x 3.71m)

Kitchen: 12'3 x 8'3 (3.74m x 2.52m)

Bedroom 1: 12'5 x 10'5 (3.79m x 3.18m)

Bedroom 2: 8'9 x 7'5 (2.67m x 2.26m)

Bathroom

OUTSIDE

Front Garden

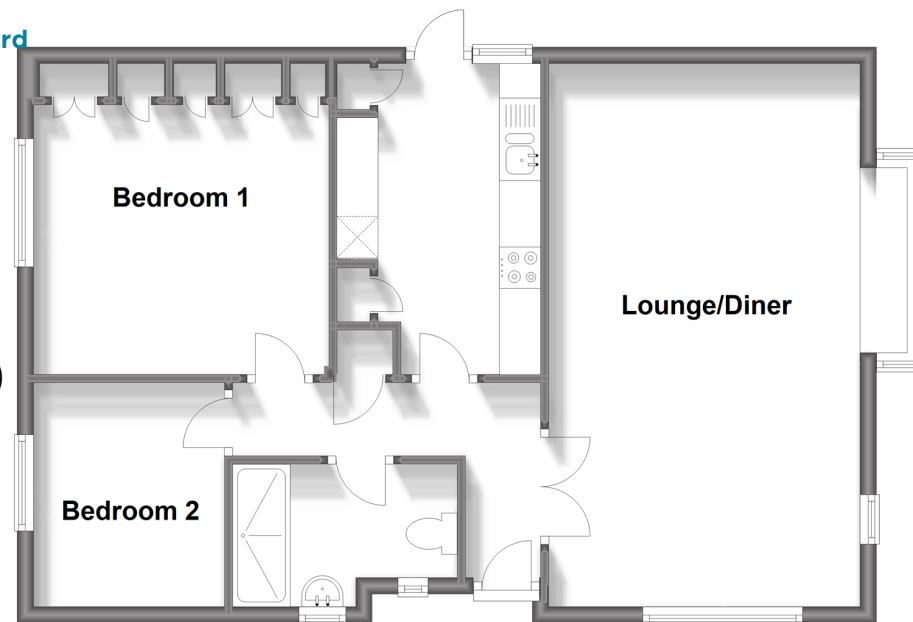
Rear Garden

Garage

Driveway

Ground Floor

Approx. 65.9 sq. metres (709.2 sq. feet)



Call Rustington - 01903 775576 ■ cubittandwest.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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