



**Price**  
**£375,000**

**Freehold**

3x  2x  1x 

**Fastnet Way, Beaumont  
Park, West Sussex, BN17**

**OVER 60?**

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

**cubitt & west**  
Helping you move forwards



## Main features

- Extended family home on sought after Beaumont Park
- Garage en bloc & driveway
- Fantastic ground floor living accommodation
- Conservatory to rear and study
- Close to good schools and amenities
- No ongoing chain

## Accommodation

### GROUND FLOOR

- Entrance Hallway
- Cloakroom
- Lounge : 14'5 x 11'0 (4.40m x 3.36m)
- Dining Area: 12'6 x 8'8 (3.81m x 2.64m)
- Kitchen: 14'9 x 8'0 (4.50m x 2.44m)
- Study: 8'1 x 5'3 (2.47m x 1.60m)
- Conservatory: 13'0 x 8'7 (3.97m x 2.62m)

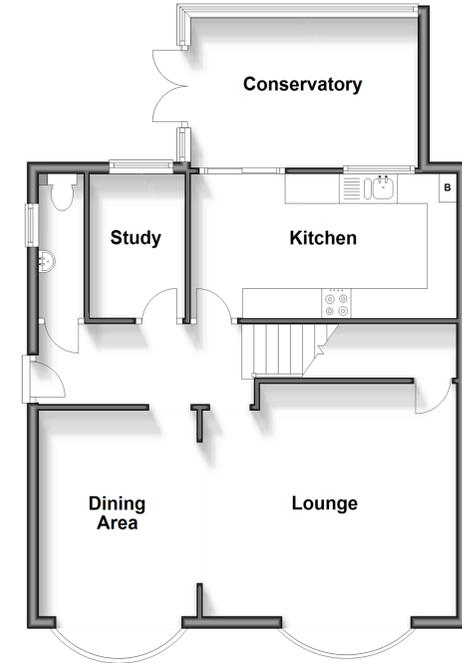
### FIRST FLOOR

- Landing
- Bedroom 1: 17'5 x 8'3 (5.31m x 2.52m)
- En-suite Shower Room
- Bedroom 2: 12'9 x 10'2 (3.89m x 3.10m)
- Bedroom 3: 10'2 x 8'3 up to fitted wardrobes (3.10m x 2.52m)
- Family Bathroom

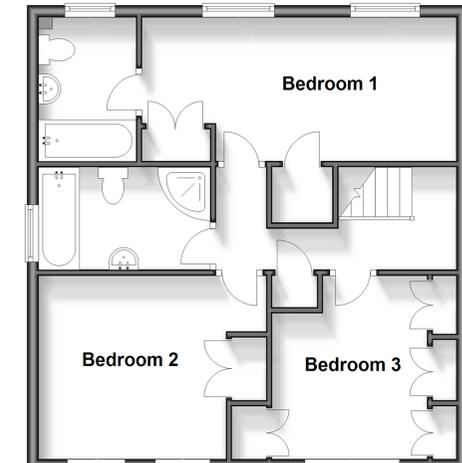
### OUTSIDE

- Front Garden
- Rear Garden
- Garage en Bloc
- Driveway

**Ground Floor**  
Approx. 64.3 sq. metres (692.6 sq. feet)



**First Floor**  
Approx. 53.4 sq. metres (574.5 sq. feet)



**Call Rustington - 01903 775576 ■ [cubittandwest.co.uk](http://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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