



Price
£500,000

Freehold

4x  2x  3x 

**Colworth Road, Bognor
Regis, West Sussex,
PO21**

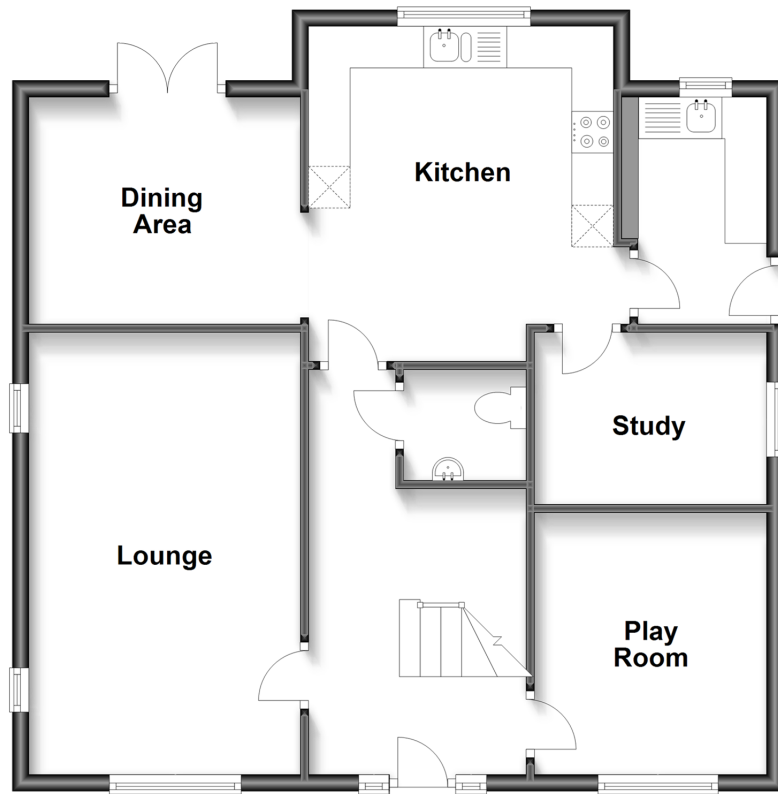
OVER 60?

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

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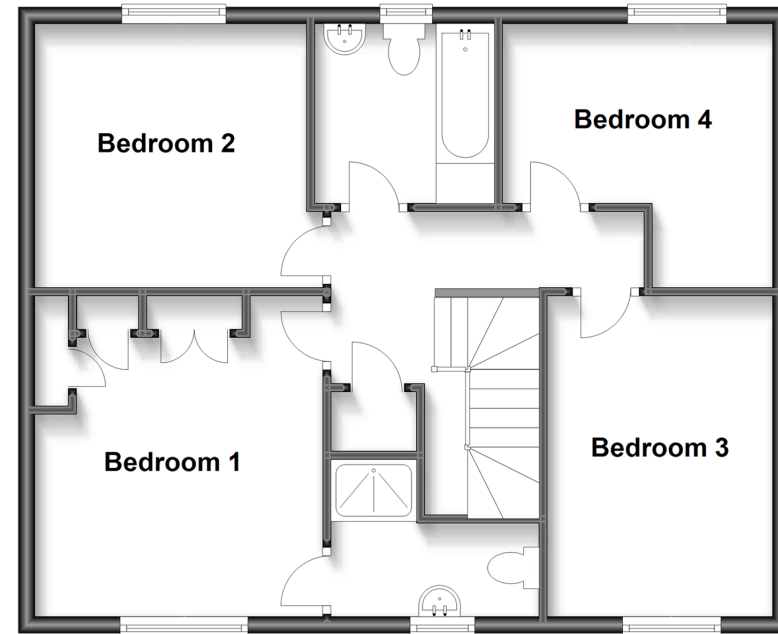
Ground Floor

Approx. 75.2 sq. metres (809.9 sq. feet)



First Floor

Approx. 63.1 sq. metres (679.6 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall
Cloakroom
Lounge: 17'5 x 10'9 (5.31m x 3.28m)
Play Room: 10'5 x 9'1 (3.18m x 2.77m)
Study: 9'1 x 6'5 (2.77m x 1.96m)
Dining Area: 10'6 x 9'0 (3.20m x 2.75m)
Kitchen: 13'3 x 11'11 (4.04m x 3.63m)
Utility Room

FIRST FLOOR

Landing
Bedroom 1: 17'6 at widest point x 11'2 at widest point (5.34m x 3.41m)
En-Suite Shower Room
Bedroom 2: 12'6 into door well x 9'4 (3.81m x 2.85m)
Bedroom 3: 10'8 x 9'5 (3.25m x 2.87m)
Bedroom 4: 11'0 at widest point x 10'0 at widest point (3.36m x 3.05m)
Bathroom

OUTSIDE

Off Street Parking
Front Garden
Garage
Rear Garden



Main features

- Sunny aspect private rear garden
- Ideal conventional family layout
- Neutral internal decoration
- Fantastic transport links perfect for out of town commuters
- Local primary school within walking distance as are local amenities



Nearest Schools

Primary Schools: Southway Primary 0.8 miles, Laburnum Grove Junior School, Bognor Regis 0.8 miles, South Bersted CofE Primary 1.1 miles. Secondary Schools: The Regis 0.8 miles, Felpham Community College 1.9 miles, Westergate Community School 2.7 miles.



Transport Information

Train Stations: Bognor Regis 1.6 miles, Barnham 3.0 miles, Chichester 4.1 miles



Address

Colworth Road, Bognor Regis, West Sussex, PO21



Directions

For directions to this property please contact us.



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Call Bognor Regis Branch 01243 867632 ■ 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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