

OVER 60?

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



Price

£375,000

Freehold

3x  1x  2x 

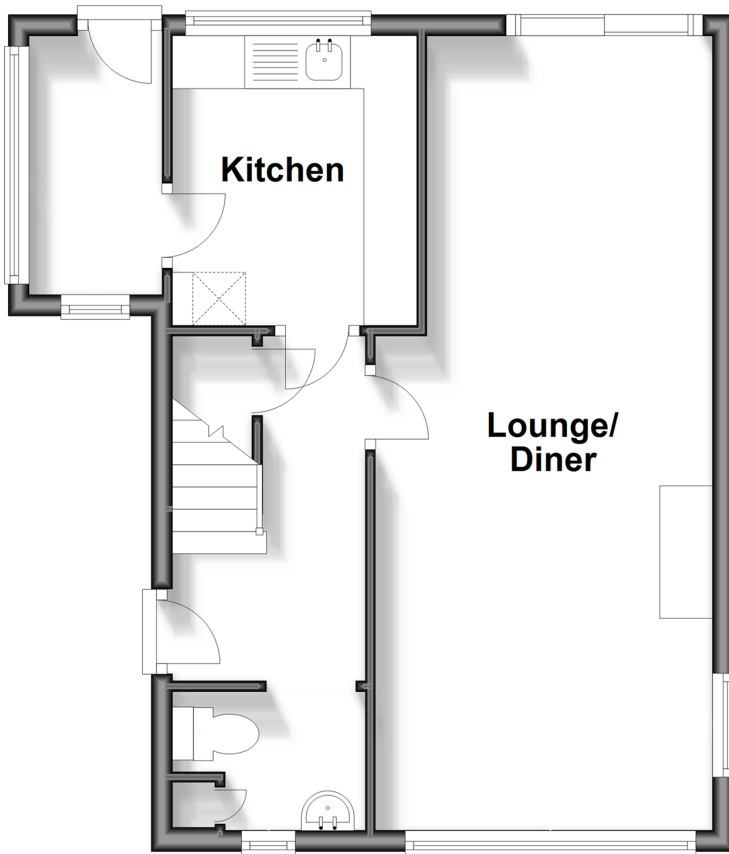
Flansham Lane, Bognor Regis, West Sussex

PO22

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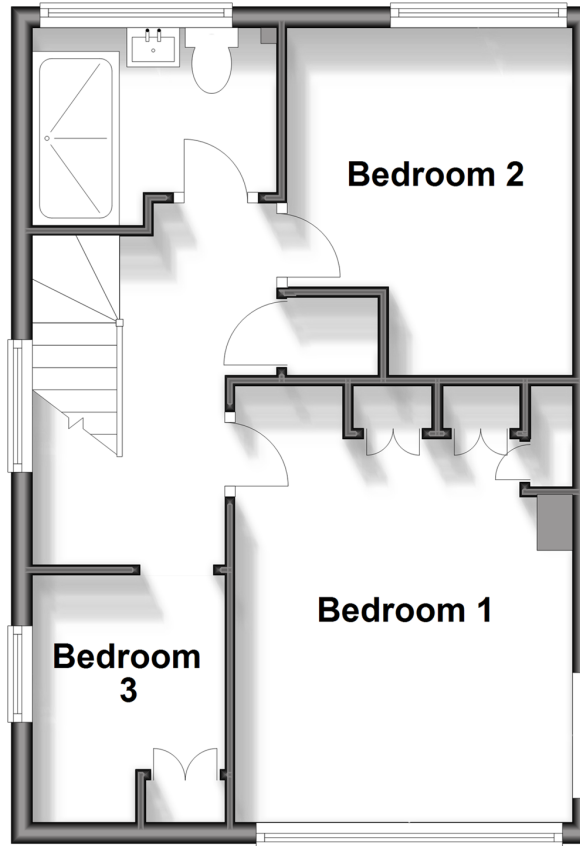
Ground Floor

Approx. 41.6 sq. metres (448.2 sq. feet)



First Floor

Approx. 38.3 sq. metres (412.6 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall

Cloakroom

Lounge/Diner: 24'8 x 10'5 at widest point
(7.52m x 3.18m)

Kitchen: 8'11 x 7'6 (2.72m x 2.29m)

FIRST FLOOR

Landing

Bedroom 1: 13'5 at widest point x 10'5
(4.09m x 3.18m)

Bedroom 2: 10'9 at widest point x 8'9 at
widest point (3.28m x 2.67m)

Bedroom 3: 7'6 at widest point x 6'2 at
widest point (2.29m x 1.88m)

Shower Room

OUTSIDE

Front Garden

Garage

Rear Garden



Main features

- Private and peaceful rear garden
- Dual aspect lounge/diner
- Well appointed bedrooms
- Side and rear extension potential, subject to planning consents
- Excellent transport links ideal for those who need to commute



Nearest Schools

Primary Schools: Bishop Tufnell CofE Junior School, Felpham 0.0 miles, Downview Primary 0.7 miles, Edward Bryant Primary 1.6 miles. Secondary Schools: Felpham Community College 0.8 miles.



Transport Information

Train Stations: Bognor Regis 1.7 miles, Barnham 2.5 miles, Ford 3.5 miles



Address

Flansham Lane, Bognor Regis, West Sussex PO22



Directions

For directions to this property please contact us.



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Call Bognor 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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