



Price
£340,000

Freehold

3x  1x  1x 

**Stroud Green Drive,
Bognor Regis, West
Sussex PO21**

OVER 60?

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

cubitt & west
Helping you move forwards



Main features

- **Fantastic size plot**
- **Neutrally decorated internally**
- **Practical layout**
- **Extension potential (subject to planning consent)**
- **Good transport links and local amenities**

Accommodation

GROUND FLOOR

- Hall
- Cloakroom
- Lounge: 14'9 x 12'8 (4.50m x 3.86m)
- Kitchen/Dining Room: 18'4 x 8'1 (5.59m x 2.47m)

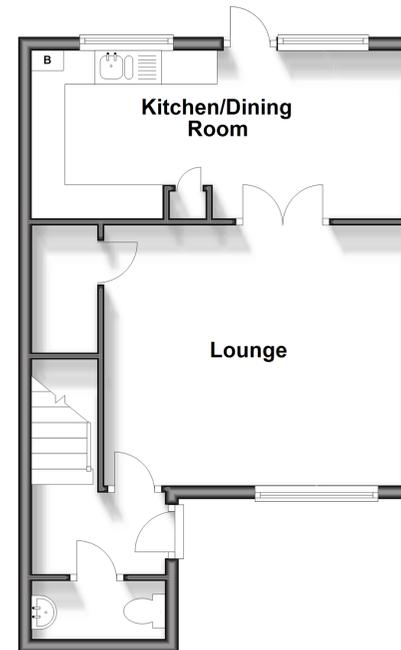
FIRST FLOOR

- Landing
- Bedroom 1: 11'8 x 10'10 (3.56m x 3.30m)
- Bedroom 2: 11'8 into door well x 10'1 (3.56m x 3.08m)
- Bedroom 3: 9'8 at widest point x 6'5 (2.95m x 1.96m)
- Bathroom

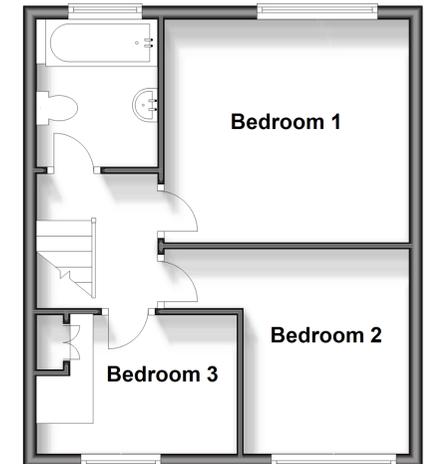
OUTSIDE

- Front Garden
- Off Street Parking
- Rear Garden

Ground Floor
Approx. 40.8 sq. metres (439.0 sq. feet)



First Floor
Approx. 36.2 sq. metres (389.8 sq. feet)



Call Bognor - 01243 867632 ■ cubittandwest.co.uk

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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