

OVER 60?

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



Guide Price

£462,500

Freehold

3x  1x  2x 

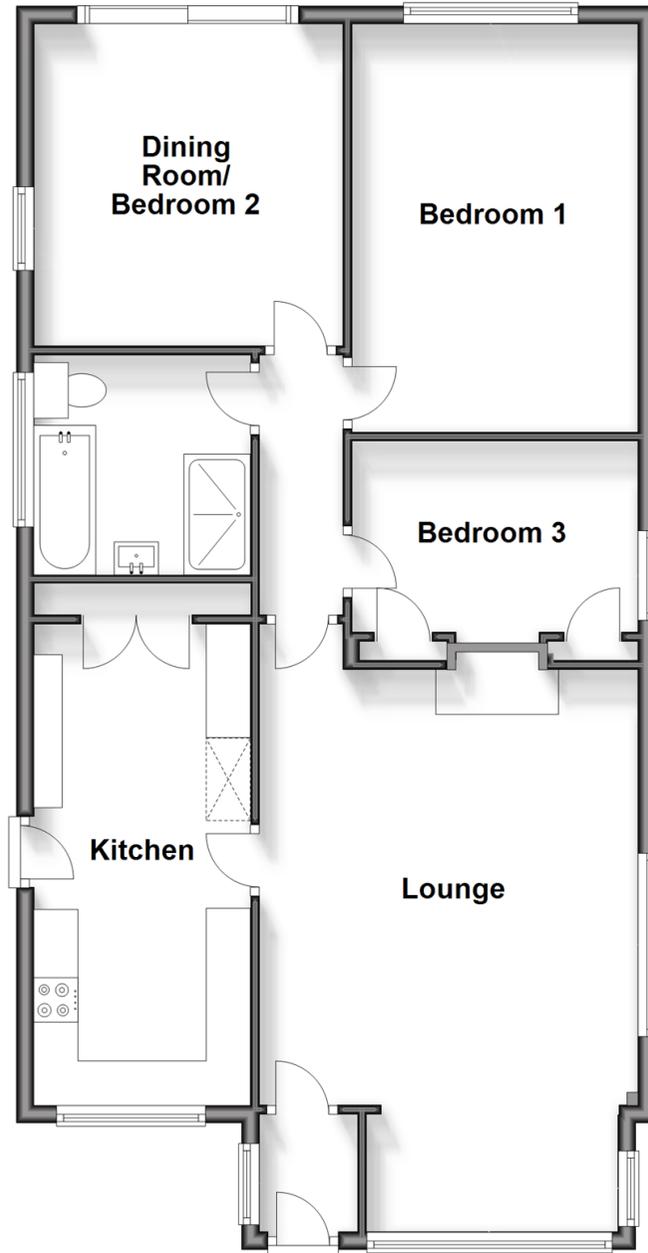
Sea Way, Pagham, Bognor Regis, West

Sussex PO21

cubitt & west
Helping you move forwards

Ground Floor

Approx. 88.9 sq. metres (956.5 sq. feet)



Accommodation

GROUND FLOOR

Porch

Lounge: 21'1 into bay x 14'0 (6.43m x 4.27m)

Kitchen: 17'6 x 7'11 (5.34m x 2.41m)

Inner Hall

Bedroom 1: 15'2 x 10'5 (4.63m x 3.18m)

Bathroom

Dining Room/Bedroom 2: 12'2 x 11'5 (3.71m x 3.48m)

Bedroom 3: 10'5 x 6'7 (3.18m x 2.01m)

OUTSIDE

Front Garden

Garage

Driveway

Rear Garden



Main features

- Set in a popular private road close to the sea front
- Good size sunny aspect rear garden
- Nature reserve a short walk away
- Beautifully decorated and modern interior design
- Close proximity to Pagham eateries and amenities

Nearest Schools

Primary Schools: Rose Green Junior School 1.0 miles, Nyewood CofE Junior School 2.3 miles, Sidlesham Primary 2.5 miles. Secondary Schools: The Regis 2.6 miles, Manhood Community College 3.2 miles, Felpham Community College 3.9 miles.

Transport Information

Train Stations: Bognor Regis 3.0 miles, Chichester 4.5 miles, Fishbourne 5.6 miles

Address

Sea Way, Pagham, Bognor Regis, West Sussex PO21

Directions

For directions to this property please contact us.



cubitt&west
Helping you move forwards

Call Bognor Branch 01243 867632 ■ [cubittandwest.co.uk](https://www.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.

EPC RATING

CURRENT: C(71) POTENTIAL: B(87)

40204372/20240115/GS1/SC