

OVER 60?

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



Guide Price

£330,000

Freehold

3x  2x  2x 

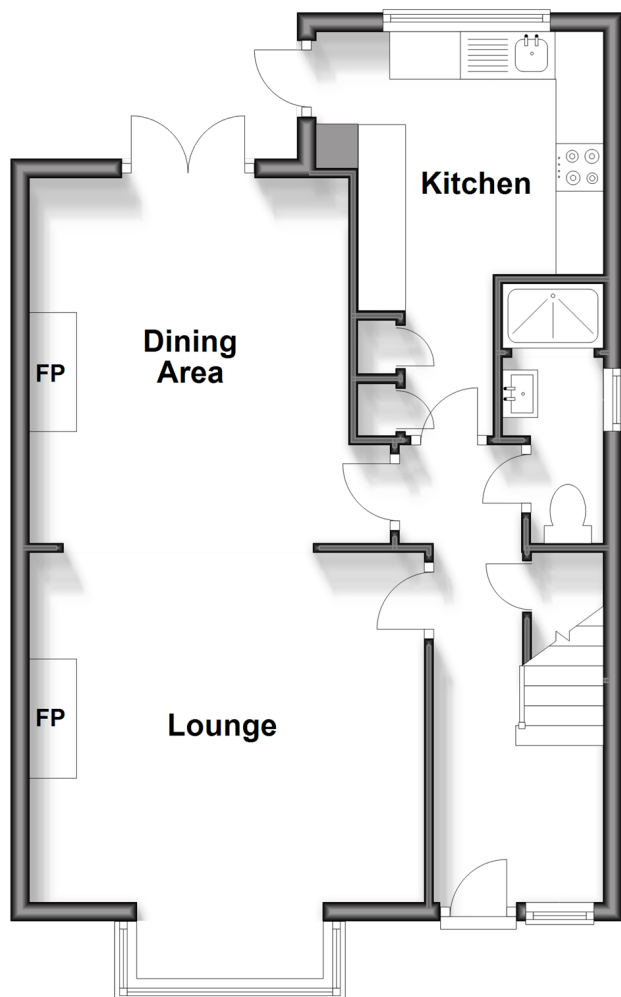
Highland Avenue, Bognor Regis, West

Sussex PO21

cubitt & west
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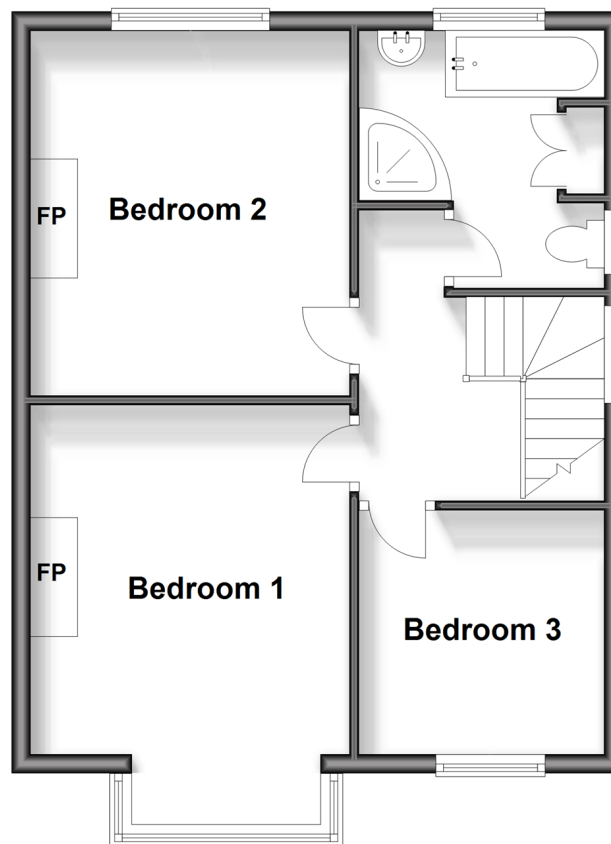
Ground Floor

Approx. 51.4 sq. metres (552.9 sq. feet)



First Floor

Approx. 46.9 sq. metres (504.4 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall

Lounge: 14'8 into bay x 13'9 into recess
(4.47m x 4.19m)

Dining Area: 13'11 x 13'9 into recess (4.24m
x 4.19m)

Shower Room

Kitchen: 9'5 at widest point x 8'7 at
widest point (2.87m x 2.62m)

FIRST FLOOR

Landing

Bedroom 1: 14'9 into bay x 11'2 into recess
(4.50m x 3.41m)

Bedroom 2: 12'11 x 11'4 into recess (3.94m x
3.46m)

Bedroom 3: 8'6 x 8'5 (2.59m x 2.57m)

Bathroom

OUTSIDE

Front Garden

Off Street Parking

Rear Garden



Main features

- No forward chain
- Character features including picture rails and coving
- Quiet no through road
- Generous size private garden to the rear
- Potential for rear extension (subject to planning consent)
- Local convenience shops within walking distance



Nearest Schools

Primary Schools: Nyewood CofE Junior School 0.4 miles, Edward Bryant Primary 0.5 miles, South Bersted CofE Primary 0.5 miles. Secondary Schools: The Regis 0.4 miles, Felpham Community College 1.2 miles.



Transport Information

Train Stations: Bognor Regis 0.3 miles, Barnham 3.4 miles, Chichester 5.2 miles



Address

Highland Avenue, Bognor Regis, West Sussex PO21



Directions

For directions to this property please contact us.



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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.



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