

OVER 60?

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



Guide Price
£500,000
Freehold

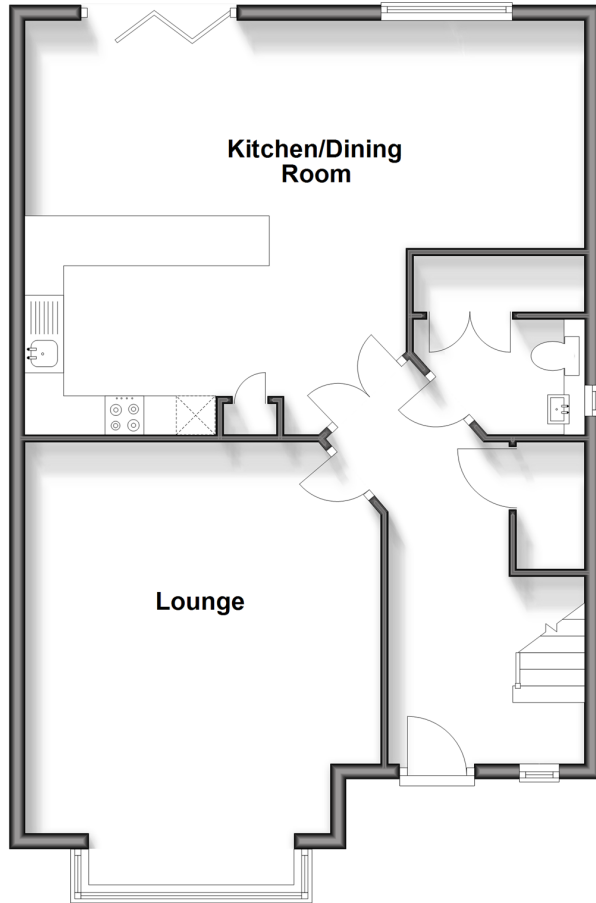
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Sonning Crescent, Bognor Regis, West
Sussex PO21

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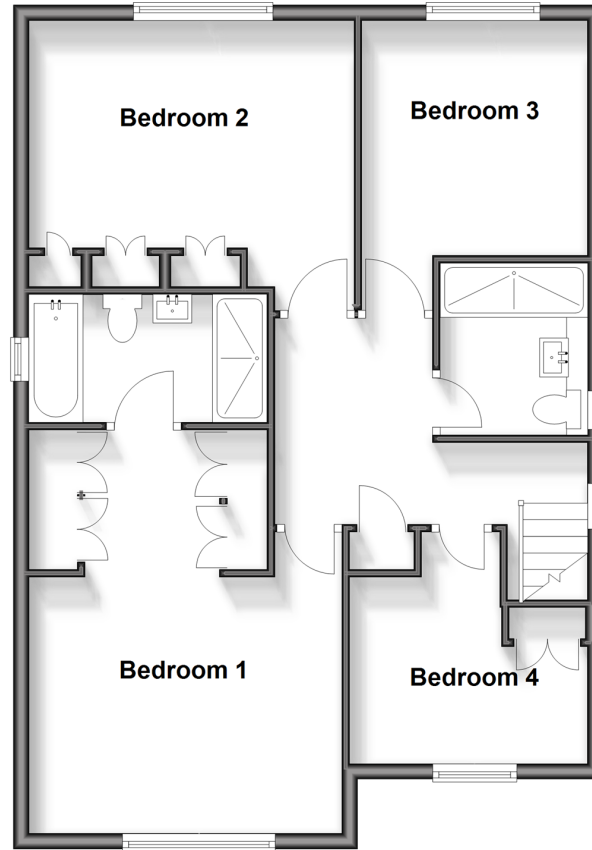
Ground Floor

Approx. 73.4 sq. metres (790.3 sq. feet)



First Floor

Approx. 72.6 sq. metres (781.9 sq. feet)



Accommodation

GROUND FLOOR

Entrance Hall

Cloakroom/Utility Room

Lounge: 15'0 into bay x 9'8 (4.58m x 2.95m)

Kitchen/Dining Room: 17'7 at widest point x 15'9 at widest point (5.36m x 4.80m)

FIRST FLOOR

Landing

Bedroom 1: 17'0 x 13'4 (5.19m x 4.07m)

Dressing Area

En-Suite Bath/Shower Room

Bedroom 2: 13'4 x 10'0 into door well (4.07m x 3.05m)

Bedroom 3: 10'1 x 8'0 into door well (3.08m x 2.44m)

Bedroom 4: 10'9 at widest point x 6'0 at widest point (3.28m x 1.83m)

Family Shower Room

OUTSIDE

Front Garden

Off Street Parking

Detached Garage

Rear Garden



Main features

- Tucked down a quiet cul-de-sac
- Primary bedroom offering dressing area and en-suite bathroom
- Fitted wardrobes in all bedrooms
- The vendor advises new double glazing has been fitted including a new front door and bi-fold doors
- High specification kitchen fittings



Nearest Schools

Primary Schools: Southway Primary 0.6 miles, Laburnum Grove Junior School, Bognor Regis 0.7 miles, South Bersted CofE Primary 0.9 miles. Secondary Schools: The Regis 0.6 miles, Felpham Community College 1.8 miles.



Transport Information

Train Stations: Bognor Regis 1.4 miles, Barnham 3.0 miles, Chichester 4.2 miles



Address

Sonning Crescent, 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



■ 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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