



OVER 60?

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

Guide Price
£300,000

Freehold

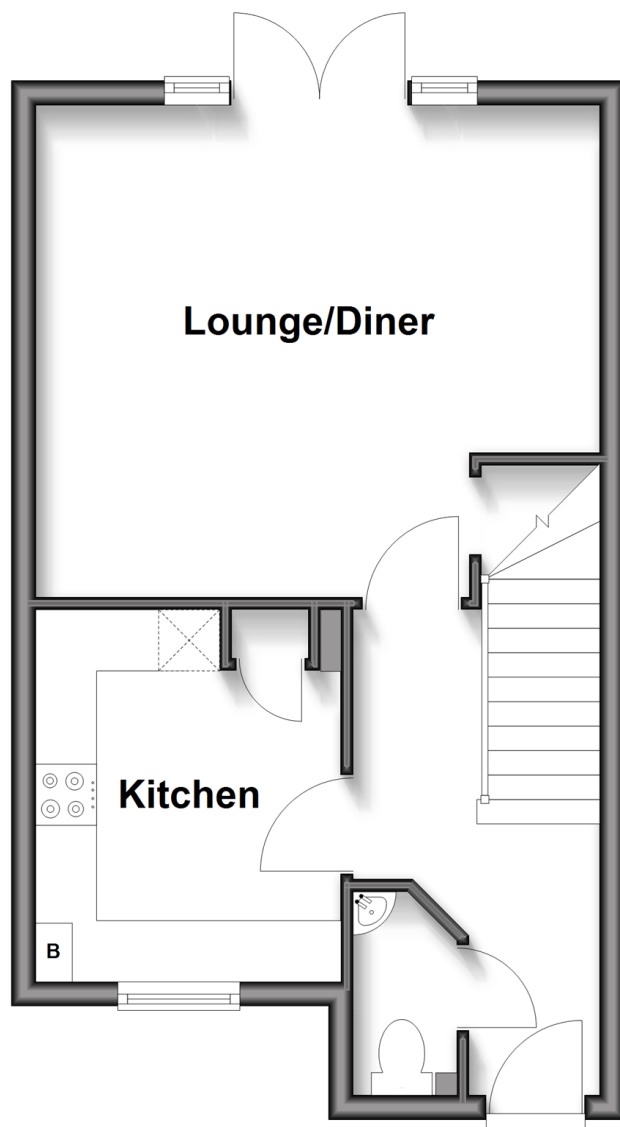
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**Red Barn Crescent,
Felpham, Bognor Regis,
West Sussex PO22**

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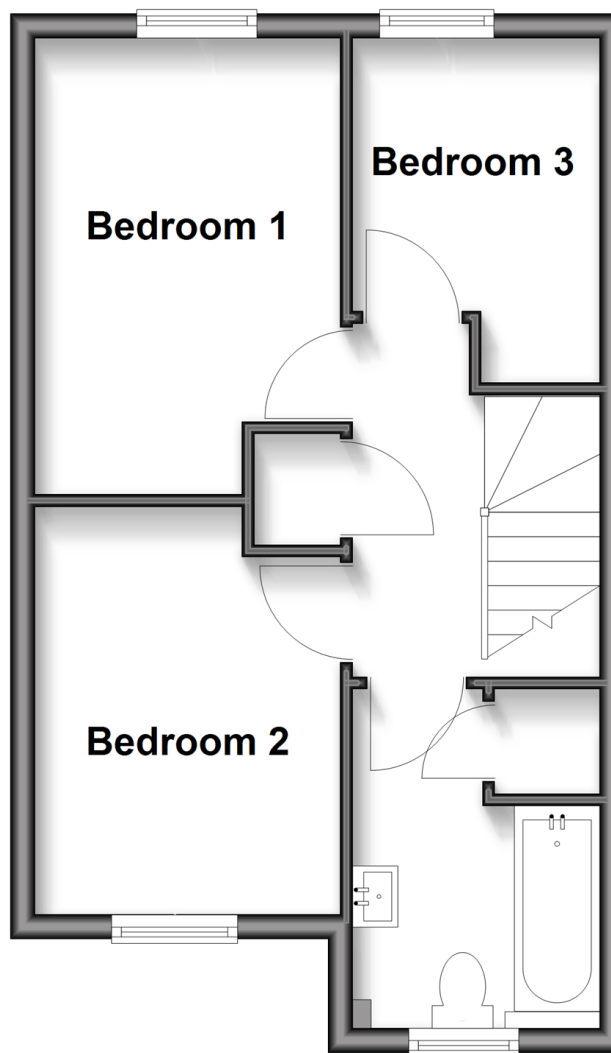
Ground Floor

Approx. 35.1 sq. metres (377.7 sq. feet)



First Floor

Approx. 35.1 sq. metres (377.7 sq. feet)



Accommodation

GROUND FLOOR

Hallway

Cloakroom

Kitchen: 10'0 x 8'2 (3.05m x 2.49m)

Lounge/Diner: 15'2 x 13'2 (4.63m x 4.02m)

FIRST FLOOR

Landing

Bedroom 1: 12'5 at widest point x 8'2 at widest point (3.79m x 2.49m)

Bedroom 2: 10'10 at widest point x 8'2 at widest point (3.30m x 2.49m)

Bedroom 3: 9'4 at widest point x 6'8 at widest point (2.85m x 2.03m)

Bathroom

OUTSIDE

Front Garden

Off Street Parking

Rear Garden



Main features

- Neutral modern interior decoration
- We are advised the vendor is suited
- Larger than average plot offering a spacious garden
- Highly sought after location
- Local primary and secondary schools a convenient distance



Nearest Schools

Primary Schools: Downview Primary 0.2 miles, Bishop Tufnell CofE Junior School, Felpham 0.6 miles, South Bersted CofE Primary 1.2 miles. Secondary Schools: Felpham Community College 0.5 miles.



Transport Information

Train Stations: Bognor Regis 1.4 miles, Barnham 2.2 miles, Ford 3.7 miles



Address

Red Barn Crescent, Felpham, 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](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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