



## Flat 6 Summerley Gate, Southview Road, Felpham, Bognor Regis

Guide Price £295,000



## Flat 6 Summerley Gate

- A Superb First Floor Apartment
- Immaculately Presented
- Lift & Stairs to all Floors
- Generous & Bright Sitting Room
- Modern Kitchen
- Principal Bedroom & En-Suite
- 2nd Double Bedroom & Bathroom
- Allocated Parking
- Not Far from the Beach
- Shared Freehold

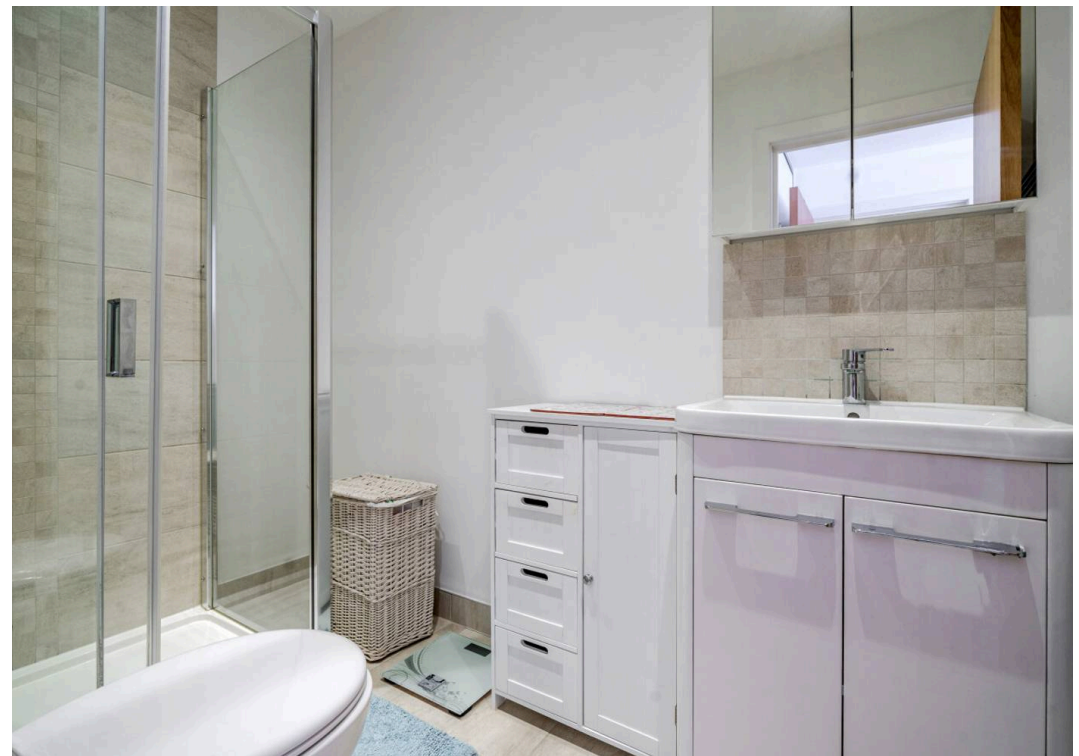
Situated on the peaceful south-facing side of a highly sought-after development, this delightful first floor apartment presents a unique opportunity to own a modern and contemporary space in a desirable location. The apartment is easily accessible via both a lift and stairs to cater to all residents and showcases modern amenities throughout.

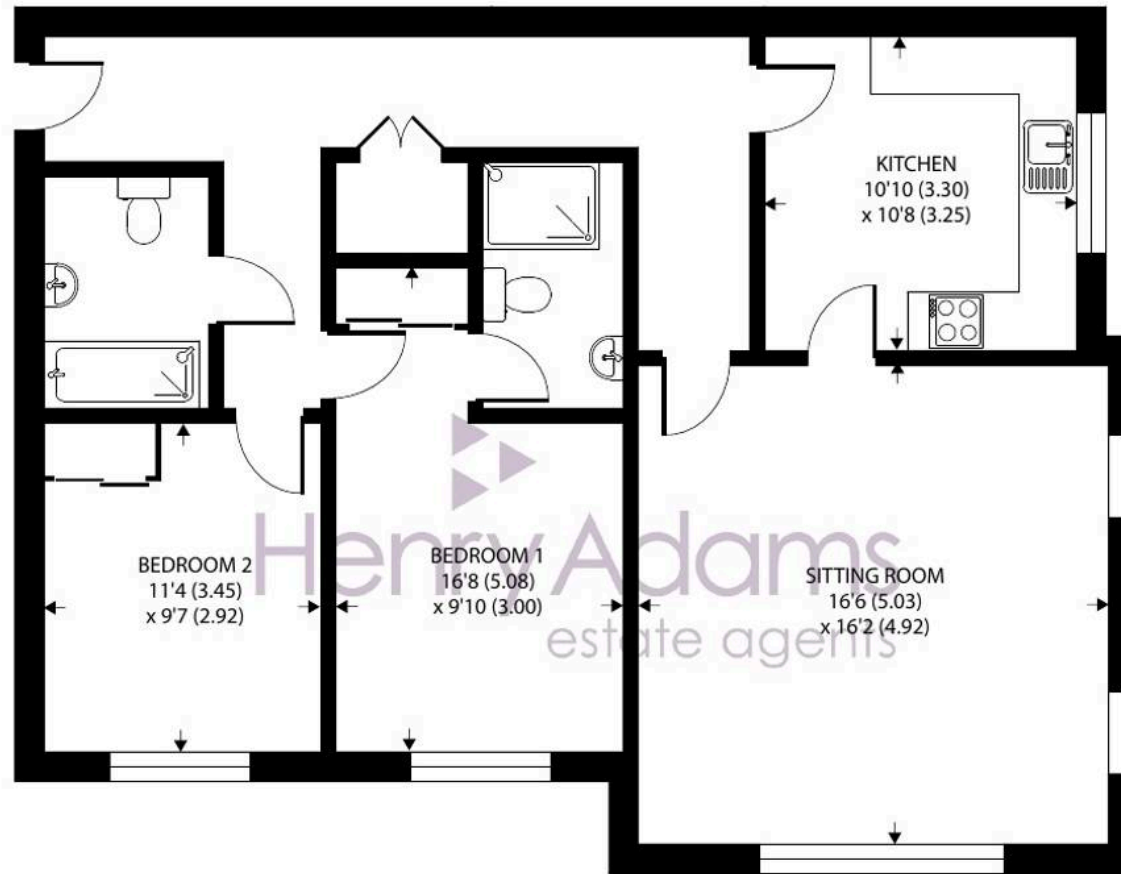
The accommodation spans a generous 936 sq ft and includes a kitchen equipped with integrated appliances, such as a dishwasher and fridge/freezer. The spacious sitting room enjoys a southerly aspect, exuding a feeling of openness and light, creating an impressive ambience. The primary bedroom offers built-in wardrobes and an en-suite shower room. Likewise, the second double bedroom, complete with built-in wardrobes, serves well as a guest room or home office. A main bathroom concludes the internal layout of the apartment.

continued ....









FIRST FLOOR

## Summerley Gate, Southview Road, Felpham, Bognor Regis

Approximate Area = 936 sq ft / 87 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,  
Incorporating International Property Measurement Standards (IPMS2 Residential). © natchecom 2025.  
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Features such as underfloor heating guarantee comfort and warmth across the property, while gated, allocated, parking enhances convenience and security for all residents.

The apartments are situated on the periphery of Summerley Private Estate and within a convenient distance of the beach, a recently refurbished convenience store, and the Felpham village centre. The village offers a wide range of facilities including shops, public houses and a sailing club, whilst the local golf club is only a few minutes away by car. Historic Arundel, the cathedral city of Chichester and the famous Goodwood motor circuit and racecourse can all be found within approximately 10 mile radius.

What3Words ///sound.twin.nurse

Tenure: We understand that the property has a shared freehold and that the lease is 125 years from 25/06/2014.

Maintenance charge: We understand the current maintenance charge is £2,615.40

Council Tax Band: D

Tenure: Share of Freehold

EPC Energy Efficiency Rating: C







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Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.