



14 Farm Close, Elmer PO22 6JQ

£530,000 Freehold



3 Bedrooms



2 Bathroom



1 Reception Rooms

*Sw*

Sims Williams



## Key Features

- Detached Bungalow
- Three Bedrooms
- Private Elmer Sands Estate
- Open Plan Kitchen/Living Room
- En-suite to Master Bedroom
- Utility Room
- Large Garden
- Garage
- Further Off Road Parking

## EPC Rating

Current = C

Potential = B

## Council Tax Band

Band = D

## Tenure - Freehold





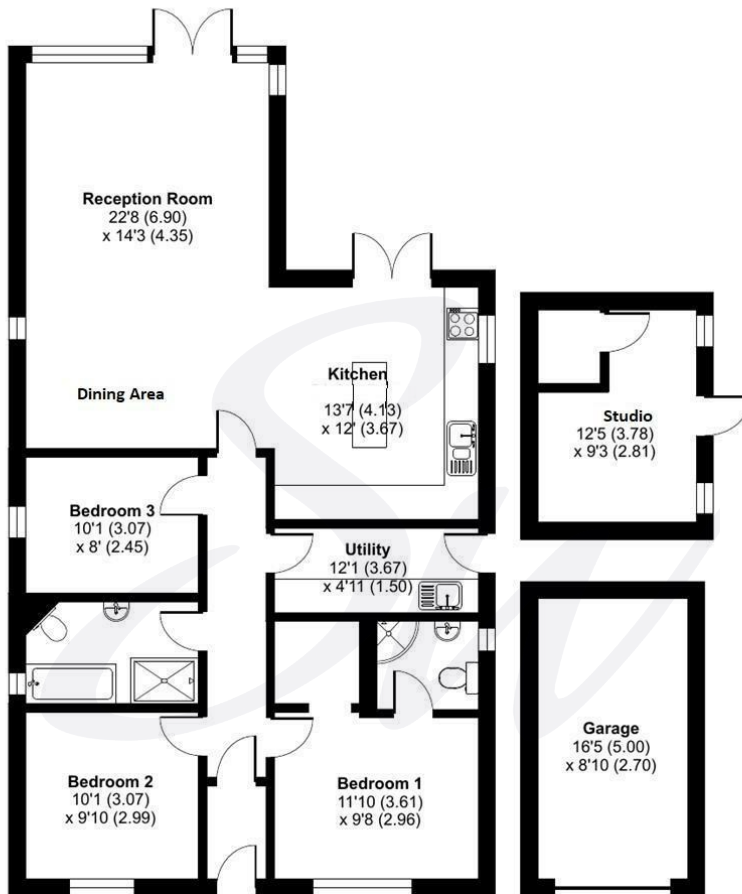
Approximate Area = 1117 sq ft / 103.7 sq m

Garage = 145 sq ft / 13.4 sq m

Outbuilding = 116 sq ft / 10.7 sq m

Total = 1378 sq ft / 128 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Sims Williams. REF: 1263106





[simswilliams.co.uk](http://simswilliams.co.uk)

#### CHICHESTER

---

8-9 Southgate

Sales 01243 787868

Lettings 01243 836055

[chichester@simswilliams.co.uk](mailto:chichester@simswilliams.co.uk)

#### WALBERTON

---

5 Maple Parade

Sales 01243 551368

Lettings 01243 836055

[walberton@simswilliams.co.uk](mailto:walberton@simswilliams.co.uk)

#### ARUNDEL

---

8a High Street

Sales 01903 885678

Lettings 01903 881133

[arundel@simswilliams.co.uk](mailto:arundel@simswilliams.co.uk)

#### BOGNOR REGIS

---

46 High Street

Sales 01243 862626

Lettings 01243 836055

[bognor-regis@simswilliams.co.uk](mailto:bognor-regis@simswilliams.co.uk)

Viewing Strictly by arrangement via the vendor's agent Sims Williams 01243 862626. These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract.