



**JAMES & JAMES**  
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BUYING | SELLING | LETTINGS | COMMERCIAL | MORTGAGE ADVICE



7 The Poplars

, Ferring, BN12 5QL

Guide price £300,000

Freehold Council Tax Band B



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This character bungalow occupies a corner plot with gardens surrounding.

The accommodation comprises spacious lounge/diner with feature fireplace, two bedrooms, a good size fitted kitchen with a range of base and eye level units and a bathroom with white suite.

Externally there are gardens to all sides, a shed with power and light, and a driveway.

Further benefits include gas fired central heating, a wealth of original features and the property is being offered for sale with no forward chain.

Please note: these properties are of timber construction - CASH BUYERS ONLY

Situated in The Poplars, local shopping facilities are in nearby Ferringham Lane which cater for every day needs, whilst The Bluebird café and beach is just a short stroll away.

Lounge/Diner  
17'9 x 11'9 (5.41m x 3.58m)

Spacious Fitted Kitchen  
9'10 x 8'7 (3.00m x 2.62m)

Bedroom  
13'3 x 6'2 (4.04m x 1.88m)

Bedroom Two  
8'2 x 7'1 (2.49m x 2.16m)

Bathroom With White Suite  
6'5 x 5'4 (1.96m x 1.63m)





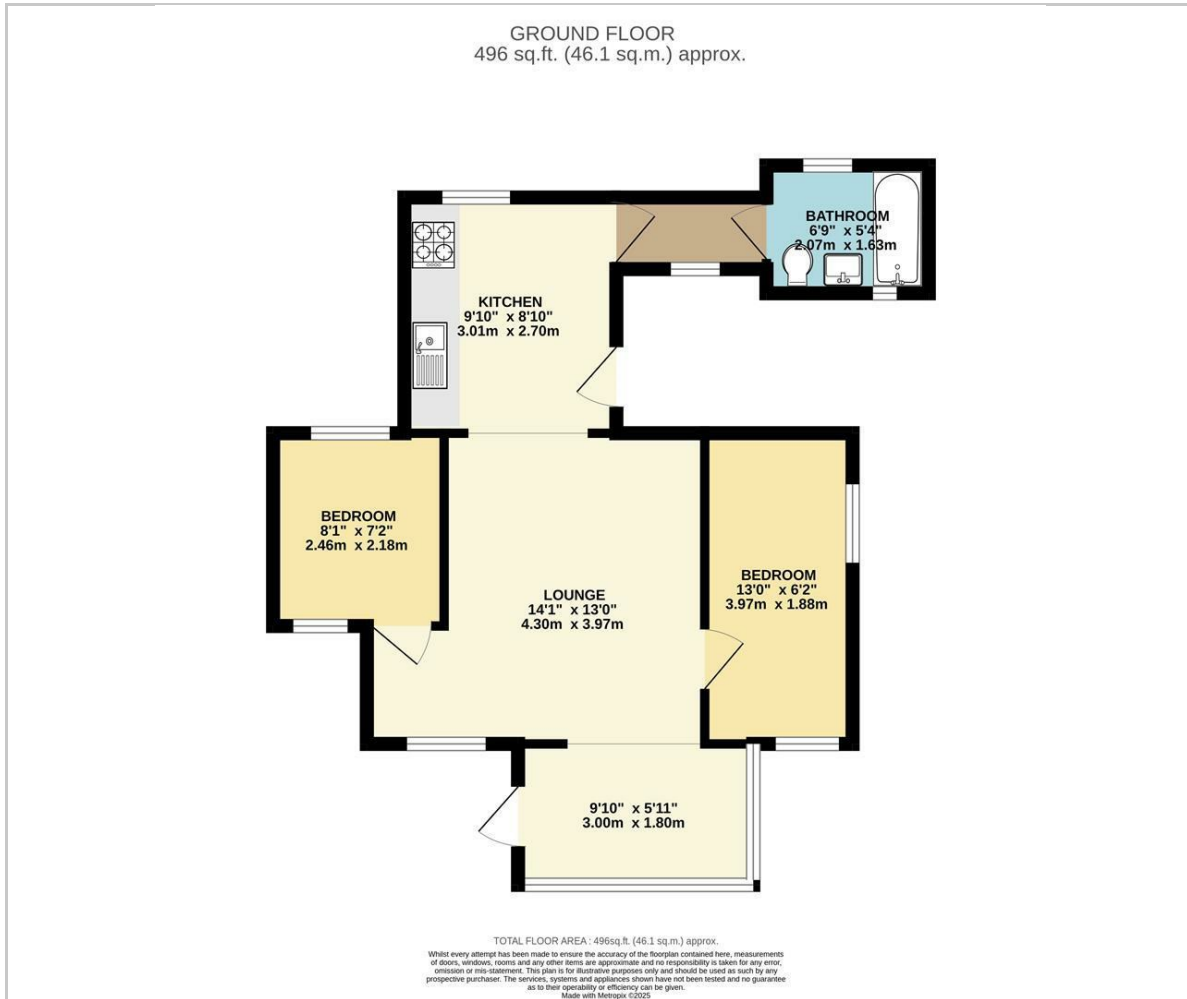


Gardens  
Driveway





## Floor Plan



## Viewing

Please contact our Ferring Sales Office on 01903 958655 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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## Area Map



## Energy Efficiency Graph

