



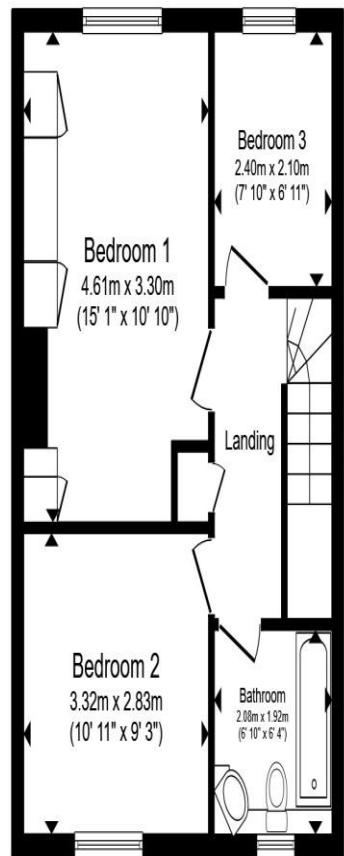
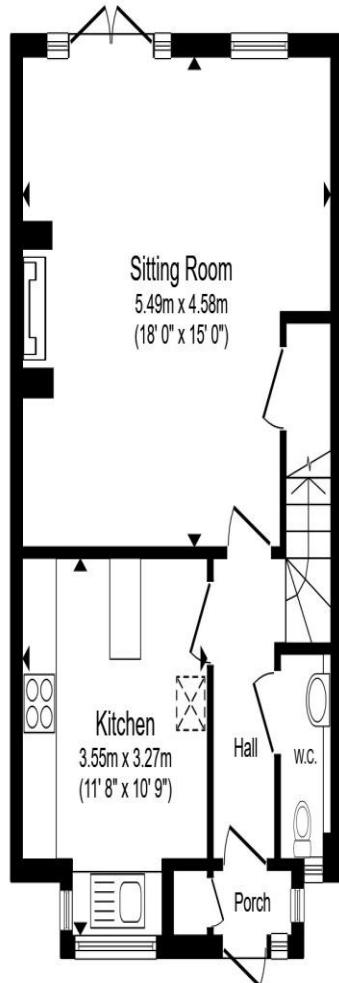
Ilex Way, BOGNOR REGIS PO22 6PN

fox & sons

welcome to

Ilex Way, BOGNOR REGIS

A well-presented three-bedroom home with a spacious living area, modern kitchen, and family bathroom, plus a large separate store/workshop offering versatile extra space. Ideal for families or anyone seeking flexible accommodation close to local amenities.



Total floor area 85.7 m² (923 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed; they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



welcome to

**Ilex Way,
BOGNOR REGIS**

- Spacious sitting room ideal for family living and entertaining
- Well-proportioned kitchen with room for dining
- Three bedrooms, including two doubles and a versatile third room
- Convenient ground-floor cloakroom and family bathroom upstairs
- Well-located for local amenities, schools, and transport links

Tenure: Freehold EPC Rating: C

Council Tax Band: D



view this property online fox-and-sons.co.uk/Property/BRG109333



Property Ref:
BRG109333 - 0002

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