



Clarkes

Estate Agents & Lettings Agents

Asking Price
£390,000
Freehold

8 Johnson Way, Ford, Arundel, BN18 0TD



Book a Viewing

01243 861344
Sales@ClarkesEstates.co.uk
27 Sudley Road, Bognor Regis, PO21 1EW
<http://www.clarkesestates.co.uk>

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		86
(81-91)	B		
(69-80)	C	73	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
EU Directive 2002/91/EC			



Follow us on

IMPORTANT NOTICE
 1: These particulars do not constitute part or all of an offer or contract. You should not rely on statements by Clarkes in the particulars as being factually accurate. Clarkes do not have authority to make representations about the property. 2: The measurements shown are approximate only. Potential buyers are advised to recheck the measurements before committing to travel or any expense. 3: Clarkes have not tested any apparatus, equipment, fixtures, fittings or services and buyers should check the working condition of any appliances. 4: Clarkes have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. Any reference to alterations or use of any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained.

Service you deserve. People you trust.

01243 861344



- Link Detached House
- Kitchen/Diner
- Three Bedrooms
- Integral Garage
- Village Location



Accommodation

Lounge 3.77m x 5.1m (12'4" x 16'8")

Kitchen 2.89m x 4.81m (9'5" x 15'9")

Dining Area 2.33m x 4.17m (7'7" x 13'8")

Bedroom 1 3.57m x 2.78m (11'8" x 9'1") plus wardrobes

Bedroom 2 2.75m x 3.81m (9'0" x 12'6")

Bedroom 3 2.93m x 1.98m (9'7" x 6'5")

Bathroom 1.97m x 1.94m (6'5" x 6'4")

Rear Garden 8.07m x 9.06m (26'5" x 29'8")

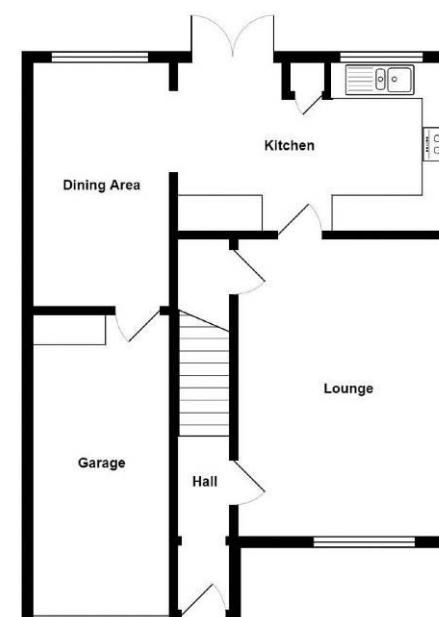
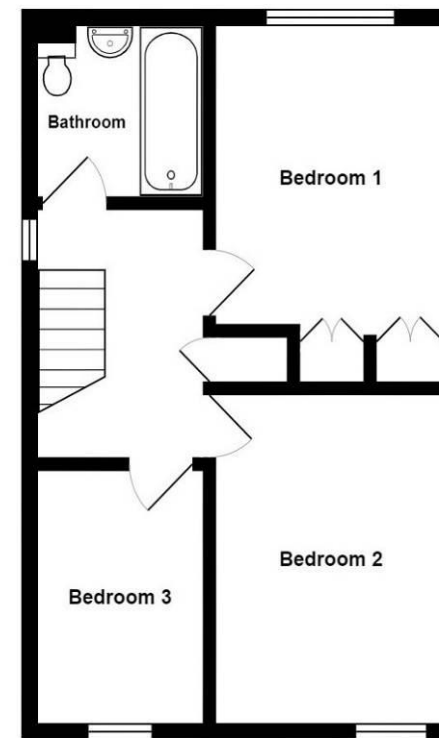
Garage 2.58m x 5.06m (8'5" x 16'7")

Council Tax Band C

What the agent says... “,”

We are pleased to offer to the market a link detached property which is presented in excellent decorative order. Located in the popular village setting of Ford with its amenities and local transport connections to many towns and cities along the coastal area via a bus service at the end of Rollaston Park or the local rail station which is approximately 2.4 miles away.

The accommodation briefly comprises an entrance hall, lounge, kitchen, dining area, 3 bedrooms, bathroom, integral garage, rear garden and off-road parking to front.



Total Area: 63.8 m² ... 687 ft²
 All measurements are approximate and for display purposes only
 Floorplans Created by Clarkes Estates 01243 861344

