

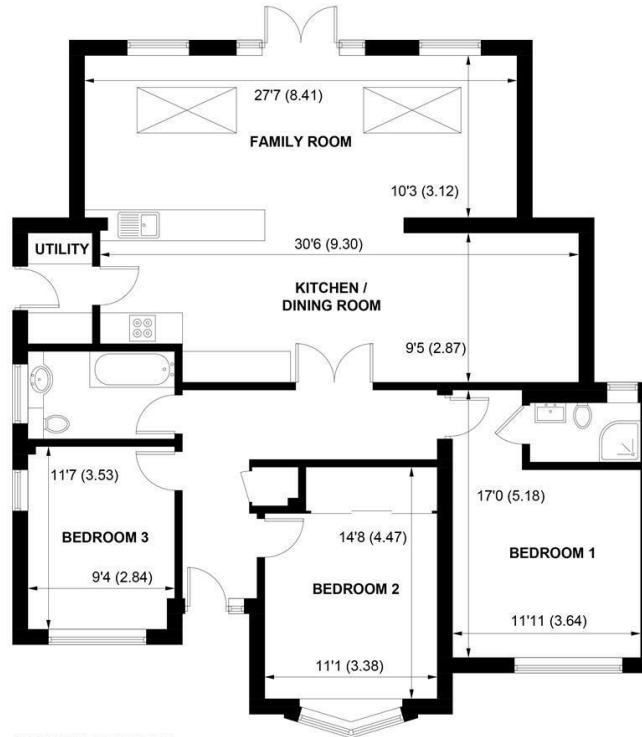
SW

Sims Williams



TRAMPERS, BARNHAM ROAD, EASTERGATE, SUSSEX, PO20 3RP





GROUND FLOOR

APPROXIMATE GROSS INTERNAL AREA = 1321SQ FT / 122.7 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2018 ©
Produced for Sims Williams

OIEO £475,000

Freehold

TRAMPERS, BARNHAM ROAD,
EASTERGATE,
SUSSEX, PO20 3RP

- Detached Bungalow
- Open Plan Living
- Kitchen/Dining/Family Room
- 3 Double Bedrooms
- En Suite & Family Bathroom
- Separate Utility Room
- South Facing Rear Garden
- Ample Off Road Parking
- No Chain

EPC RATING

Current = C

Potential = B

COUNCIL TAX BAND

Band = D

A bright and deceptively spacious detached bungalow which is situated in a most convenient location, close to amenities.

The accommodation comprises spacious hallway, large open plan kitchen/dining/family room with double doors leading out to the rear garden.

The kitchen area is fitted with a good range of shaker style units with integrated appliance. There is also a separate utility room.

There are 3 bedrooms double rooms with the principle room benefiting from having an en suite shower room. There is also a stylish family bathroom.

Outside the rear garden benefits from being south facing with lawn areas and gravelled paths, along with a paved patio area, pergola and a useful garden shed. To the front there is a small lawned and gravelled area.

To the front there is a block paved driveway with ample off road parking

Disclaimer

As the seller's agent we are not surveyors or conveyancing experts and as such we cannot and do not comment on the condition of the property or issues that may affect this property, unless we have been made aware of such matters. Interested parties should employ their own professionals to make such enquiries before making any transactional decisions.

Directions

From the War Memorial roundabout at the bottom of Fontwell Avenue, turn left onto Barnham Road. The property is on the right hand side.

