



12 Saturn Drive, Yapton BN18 0XT

£550,000 Freehold



3 Bedrooms



3 Bathrooms



2 Reception Rooms

Sw

Sims Williams

Key Features

- Beautifully Presented House
- Lounge With Bay Window
- Kitchen/Breakfast/Dining Room
- Separate Utility & Cloakroom
- Study (formally part of garage)
- Master Bedroom With Dressing Area & Full En Suite
- 2 Further En Suite Bedrooms
- West Facing Garden
- Driveway Parking

EPC Rating

Current = B

Potential = A

Council Tax Band

Band = E

Tenure - Freehold

Estate Charges: £500 per annum
(TBC)



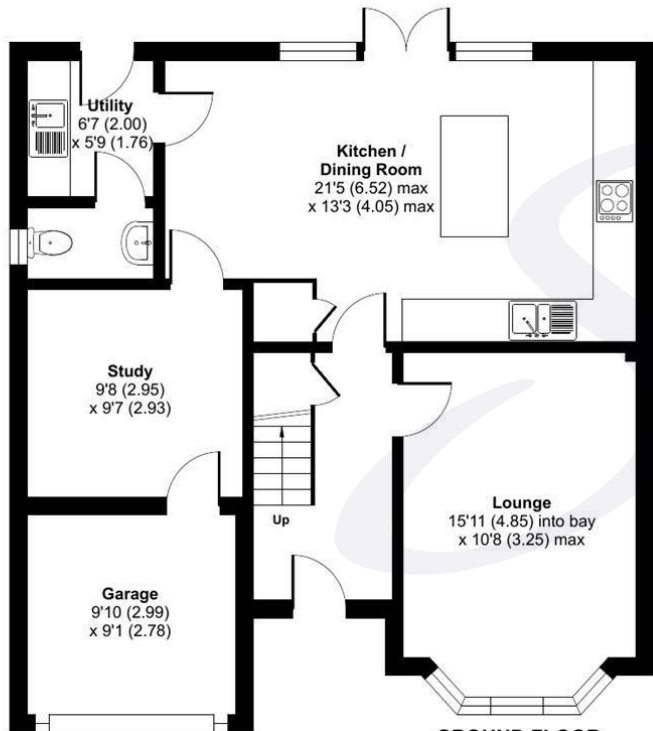


Approximate Area = 1405 sq ft / 130.5 sq m

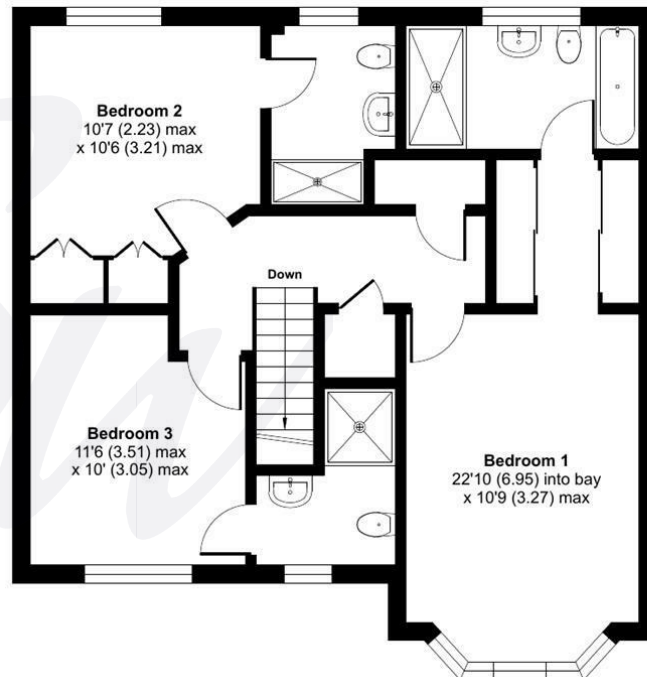
Garage = 87 sq ft / 8 sq m

Total = 1492 sq ft / 138.5 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Sims Williams. REF: 1365358





simswilliams.co.uk

CHICHESTER

8-9 Southgate

Sales 01243 787868

Lettings 01243 836055

chichester@simswilliams.co.uk

WALBERTON

5 Maple Parade

Sales 01243 551368

Lettings 01243 836055

walberton@simswilliams.co.uk

ARUNDEL

8a High Street

Sales 01903 885678

Lettings 01903 881133

arundel@simswilliams.co.uk

BOGNOR REGIS

46 High Street

Sales 01243 862626

Lettings 01243 836055

bognor-regis@simswilliams.co.uk

Viewing Strictly by arrangement via the vendor's agent Sims Williams 01243 551368. These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract.