

9 Boxgrove Gardens, Aldwick, Bognor Regis, West Sussex, PO21 4BB

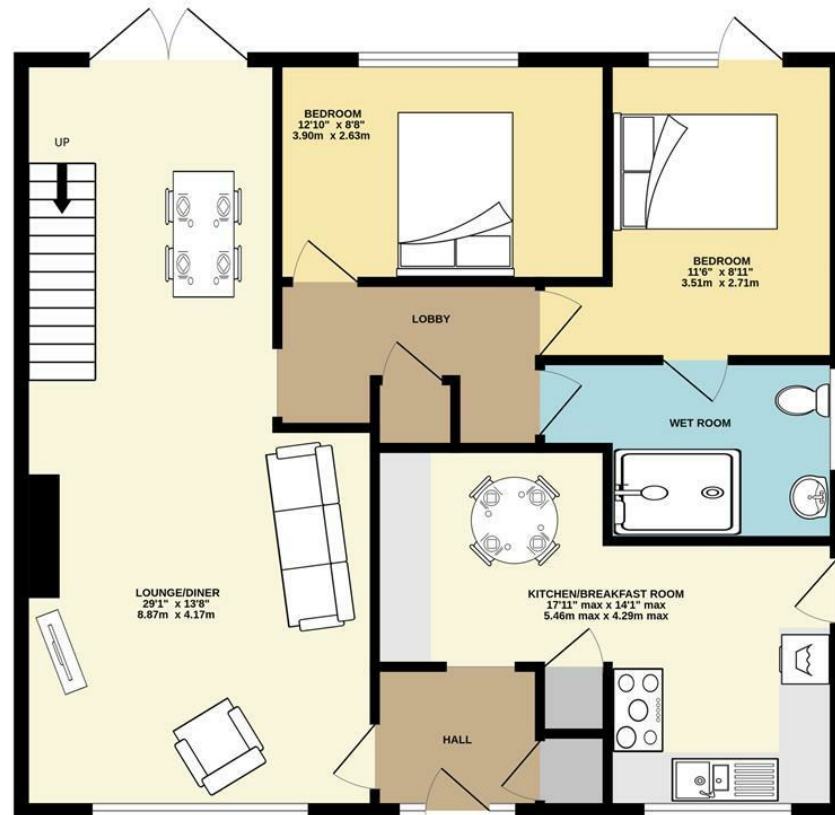
£375,000

Freehold

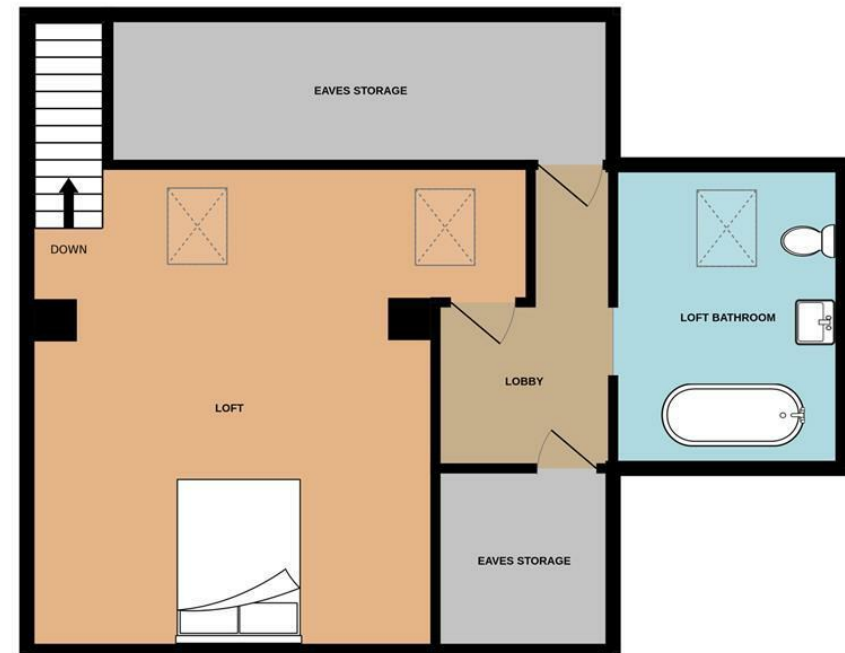
FARNDLL
ESTATE AGENTS



GROUND FLOOR
915 sq.ft. (85.0 sq.m.) approx.



1ST FLOOR



TOTAL FLOOR AREA : 915sq.ft. (85.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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- Extended Semi-Detached Bungalow
- Large Lounge/Diner
- Modern Kitchen/Breakfast Room
- 2 Double Bedrooms
- Wet Room
- Driveway
- Front and Rear Gardens
- uPVC Double Glazing and Gas Central Heating
- Loft Room, Dressing Room and Bathroom (which are not signed off)
- Popular Location within 800 Yards of Local Shops, Bus Routes and the Seafront

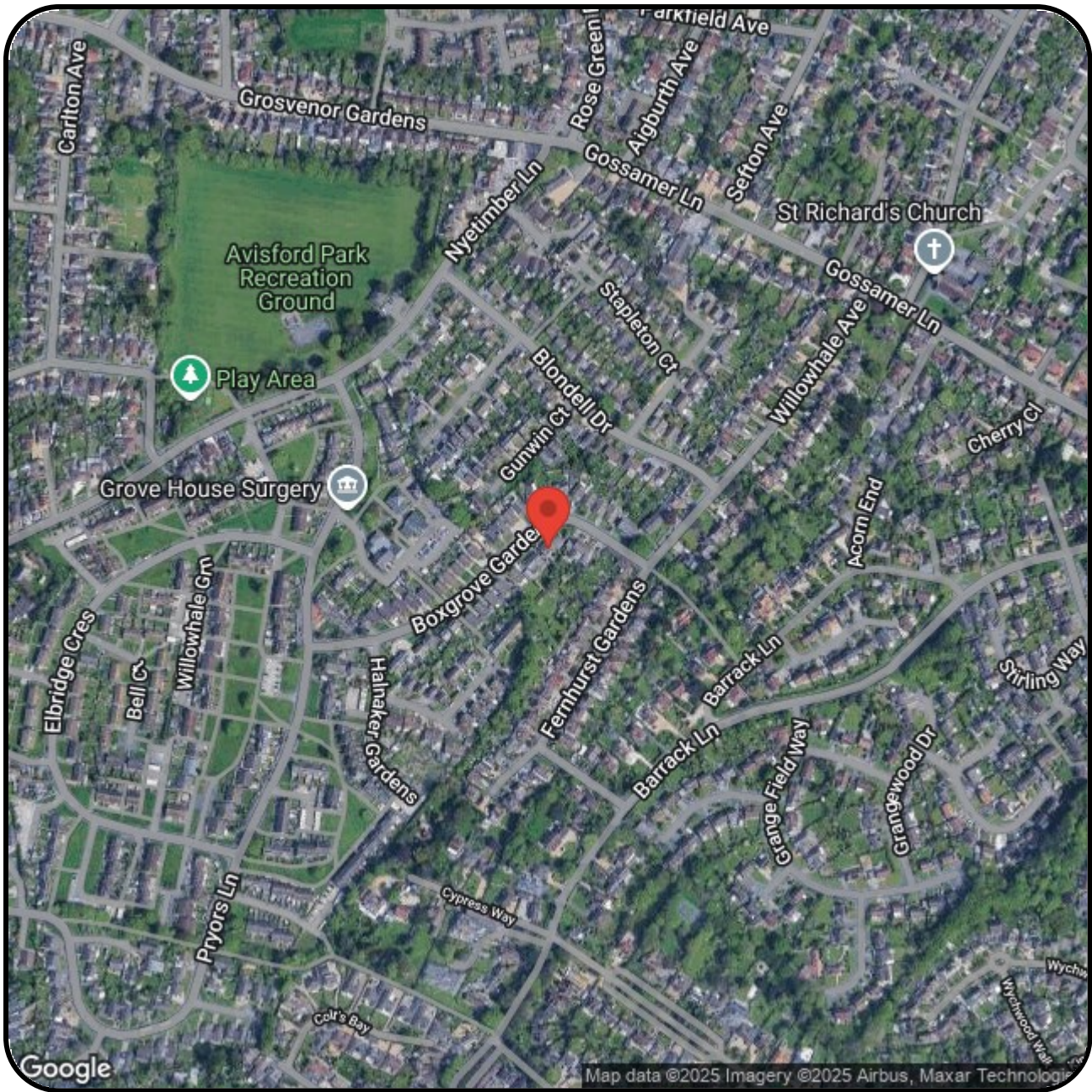


The Following information has been provided by the seller. We Would advise that you ask your solicitor to verify this information during the course of your purchase:

COUNCIL TAX BAND D

LOCAL AUTHORITY
Arun District Council, Arun Civic Centre,
Maltravers Road, Littlehampton,
West Sussex, BN17 5LF
Tel: 01903 737500





FARNDSELL
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<http://www.farndells.com>

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		82
(81-91) B		
(69-80) C		
(55-68) D	67	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Council Tax Band D