



OFFERS OVER

£290,000

Tower Road

Lancing, BN15 9JR

PROPERTY SUMMARY

We are pleased to bring to the market this three bed terraced house which is in need of some modernisation.

The property is chain-free, making for a smoother transition into your new home. One of the standout features is the impressive south-facing garden, extending approximately 100 feet, providing ample outdoor space.

For those with vehicles, the front drive has space for parking two vehicles, adding to the convenience. Additionally, the property is situated in a good school catchment area, and within walking distance of Lancing village and mainline train station, making it an ideal choice for families looking to settle in a community-focused environment.

While the house is in need of some modernisation, it offers a fantastic canvas for creative minds to enhance its charm and functionality. With its prime location and potential for improvement, this property is a wonderful opportunity for first-time buyers, families, or investors alike.

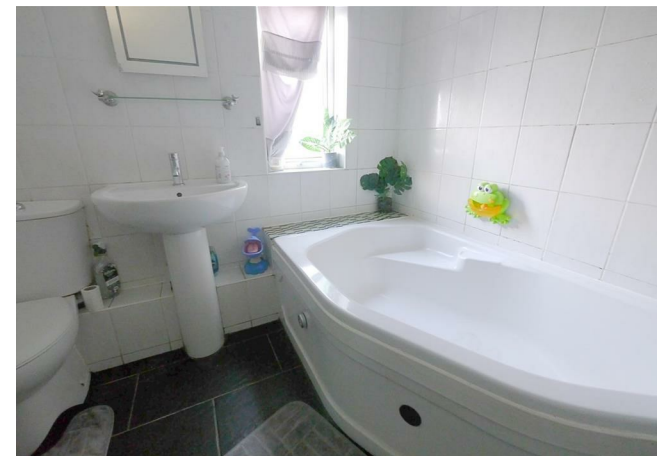
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LOCAL AUTHORITY

TENURE

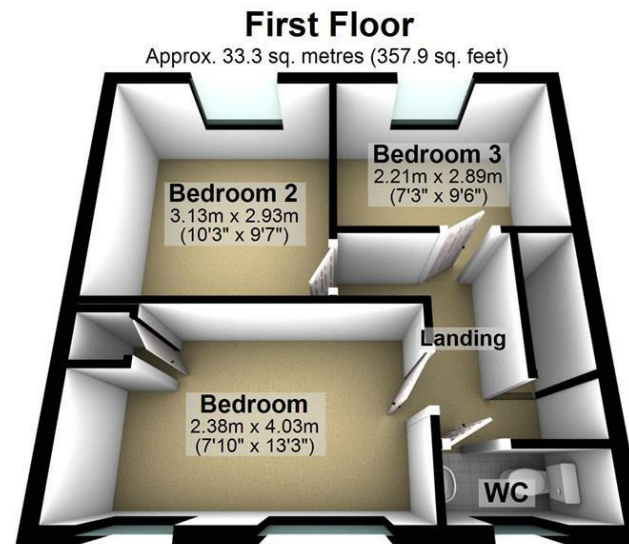
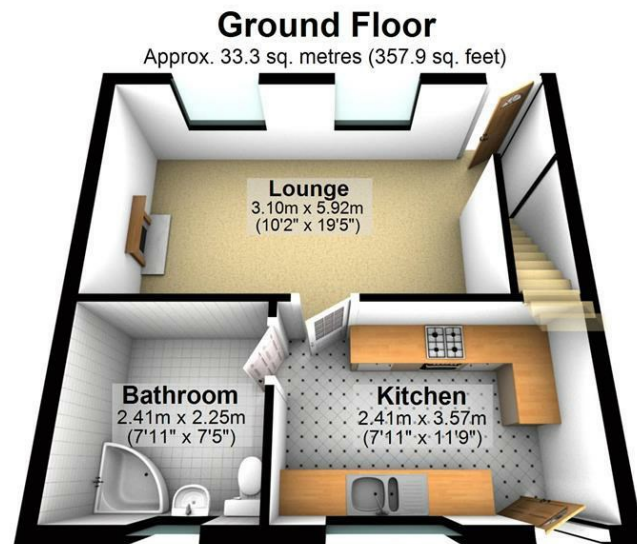
Freehold

COUNCIL TAX BAND

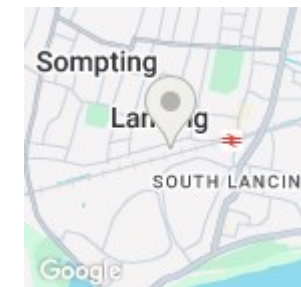
B

VIEWINGS

By prior appointment only



Total area: approx. 66.5 sq. metres (715.8 sq. feet)



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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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