



WHITLOCKS
ESTATE AGENTS

9 Voysey Way, Bognor Regis
£320,000

- Beautifully Presented Terraced House
- Two Double Bedrooms with Fitted Wardrobes
- Spacious Open Plan Style
- Modern Fitted Kitchen with Integrated Appliances
- Bright and Sizeable Lounge / Dining Area
- Modern Fitted Bathroom and Ground Floor Cloakroom
- UPVC Double Glazing and Gas Fired Central Heating Throughout
- Good Sized Rear Garden
- Allocated Parking
- Situated on the popular Berkeley Home Development

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B





Whitlocks Estate Agents are delighted to bring to the market this well presented two Bedroom Terraced House, situated on the popular Berkeley estate in North Bersted.

The property is arranged over two floors, on the ground floor there is an open plan Kitchen / Dining / Lounge area. The modern fitted Kitchen benefits from a full range of integrated appliances including a dishwasher, a double oven, as well as a fridge and freezer. The spacious Lounge / Dining area is flooded with light and has patio doors that open out into the private rear garden, additionally there is also a cloakroom.

On the first floor, two double Bedrooms can be found, both of which have the luxury of tastefully built in wardrobes, there is also a modern fitted Bathroom.

Outside to the rear the garden has been landscaped to provide low maintenance with artificial grass and a separate patio area. To the front of the property there is allocated parking for one car, there is also plenty of on street parking available.

The current Estate Fee is £223.28 approximately PA.

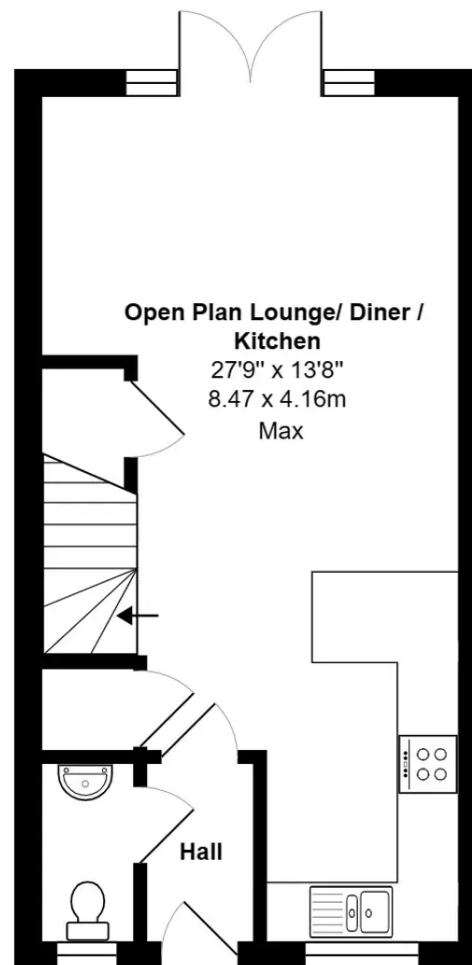
Viewing is a must to appreciate the modern and spacious accommodation this property has to offer.



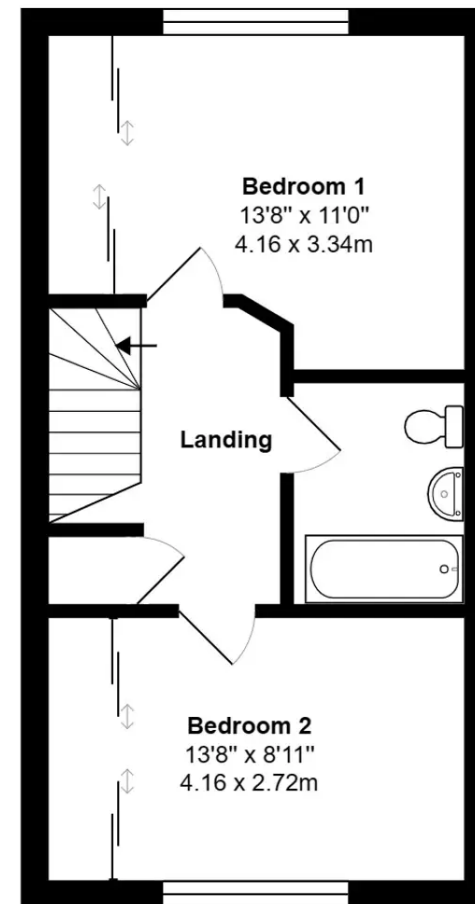


Located to the north east of the Town Centre, North Bersted is a popular area amongst families due to the fantastic range of facilities on offer, which include a variety of Schools, Sports Facilities, Gyms, Supermarkets, Retail Estates, Shops, Pubs, Fast Food Outlets and many more! There is also a regular Bus Service with many stops throughout the area, in addition to being within easy commuting distance to the larger Cities such as Chichester, Portsmouth, Southampton, Worthing and Brighton. North Bersted also includes a vast choice of Playing Fields, complete with Football Pitches, Basketball Courts and Play Parks an ideal place for Children. Furthermore, Bersted Brooks is a stunning Nature Reserve where there is a variety of wildlife and popular for dog walking.

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Ground Floor



First Floor

Total Area: 759 ft² ... 70.5 m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for error, omission or mis-statement.

This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

Created by Jtm 2024



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