



## Price

£3,000 PCM

Fees Apply



Available 10/09/24

Downview Road  
Felpham PO22

**cubitt&west**  
Helping you move forwards



## Main Features

- **VIEWING A MUST**
- **PETS AT Discretion**
- **NO DEPOSIT Option Available**
- **Character Features**
- **Transport Links Close By**
- **STUNNING Location**



**Deposit required is £3,461.54**  
**Arun District - Council Tax Band Tax Band F**

Renting a property is a big commitment and we recommend that you visit the local authority website and these websites which offer helpful information and advice about letting

[www.gov.uk/government/publications/how-to-rent](http://www.gov.uk/government/publications/how-to-rent)

[www.gov.uk/private-renting](http://www.gov.uk/private-renting)

[www.cubittandwest.co.uk/renting/tenancy-fees-individuals/](http://www.cubittandwest.co.uk/renting/tenancy-fees-individuals/)

[www.gov.uk/green-deal-energy-saving-measures](http://www.gov.uk/green-deal-energy-saving-measures)

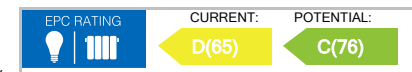
**Call Bognor Regis 01243 860290 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

IMPORTANT INFORMATION: Please contact our Lettings Team who will confirm the total costs involved in renting this property. For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Cubitt & West, 2015. Cubitt & West is a trading name of Arun Estates Limited Registered in England No. 2597969

## Accommodation

- Lounge** 4.85-3.63
- Kitchen** 4.19-4.07
- Dining Area** 6.02-3.69
- Utility Area** 2.57-1.83
- Bedroom Two** 4.19-3.63
- Study/Bedroom** 3.13-2.06
- Bedroom One** 5.49-5.01
- Dressing Area** 4.88-3.00
- Annex Bedroom** 2.282-2.31
- Annex Lounge** 4.88-2.82

**Sitting Room/Bedroom** 5.03-3.63



**Ground Floor**  
Approx. 148.9 sq. metres (1603.0 sq. feet)



**First Floor**  
Approx. 65.7 sq. metres (707.1 sq. feet)



**Annexe**  
Approx. 29.1 sq. metres (313.3 sq. feet)



**Outbuilding**  
Approx. 13.8 sq. metres (148.6 sq. feet)

