



**Alexandra Terrace, Bognor Regis PO21 1LA**

**welcome to**

**Alexandra Terrace, Bognor Regis**

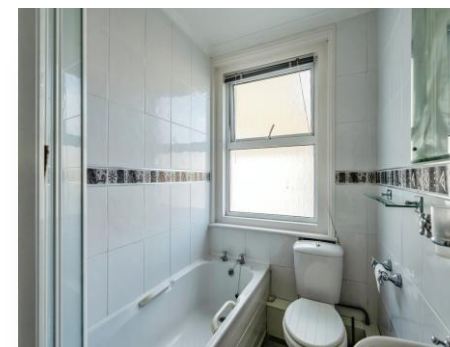
Fox and Sons are delighted to bring to market this property perfect for a first time buyer/buy to let investor with a rental 900/ 925 pcm



Fox and Sons welcome you to this charming 1-bedroom, first-floor flat that offers the perfect combination of comfort and style. As soon as you step inside, you'll be greeted by a well-lit, open-plan living space that feels inviting and cozy. The modern bathroom, equipped with sleek fixtures and provides a relaxing experience, perfect for unwinding after a long day.

The bedroom is generously sized, offering plenty of space for a large bed, wardrobes, and personal touches. Being on the first floor, this flat offers convenience and easy access.

Ideal for professionals, couples, or those seeking a low-maintenance lifestyle, this flat provides a perfect balance of practicality and modern living. All of this, in a quiet, desirable location close to amenities and public transport, makes this flat an ideal place to call home.



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welcome to

## Alexandra Terrace, Bognor Regis

- First Time Buyer
- Buy to let
- First floor flat
- Sought after location
- Walking distance to the beach

Tenure: Leasehold EPC Rating: B

Council Tax Band: A Service Charge: 2000.00

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£120,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
BRG109202 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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