



1 Hook Lane, Bognor Regis

Guide Price £325,000

# 1 Hook Lane

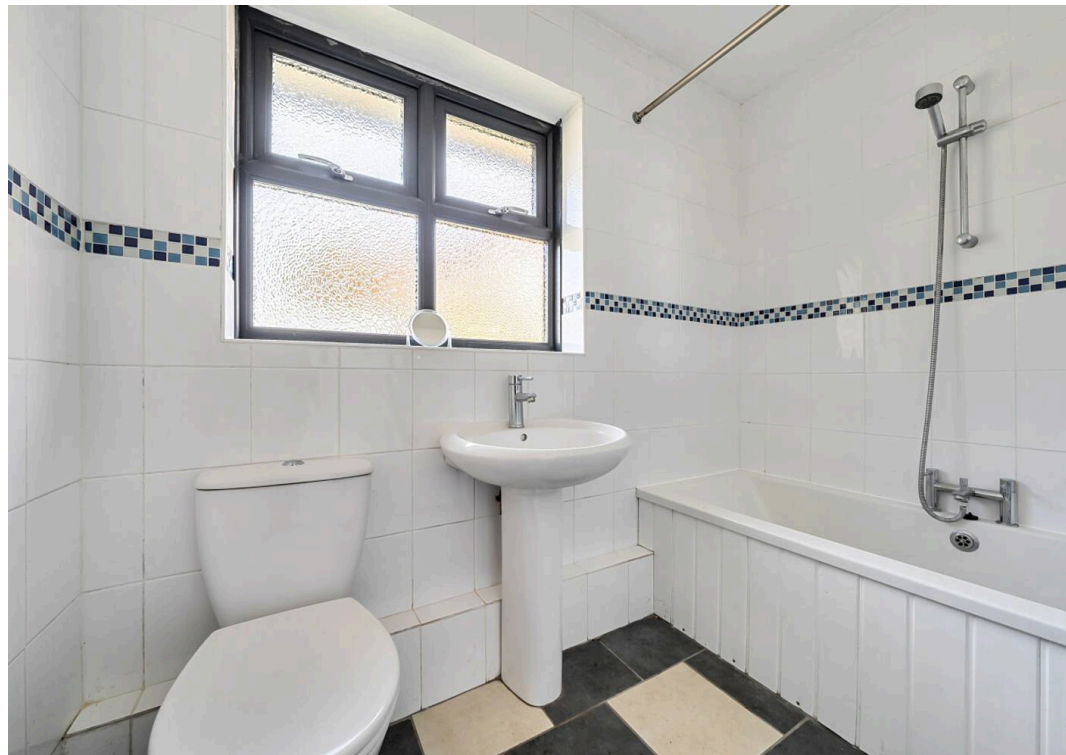
- Detached Bungalow
- Lovely Reception Room
- Two Double Bedrooms
- Kitchen/Breakfast Room
- Parquet Flooring
- Driveway with Space for Two Cars
- Wood Burner
- Large Loft
- Large Garage

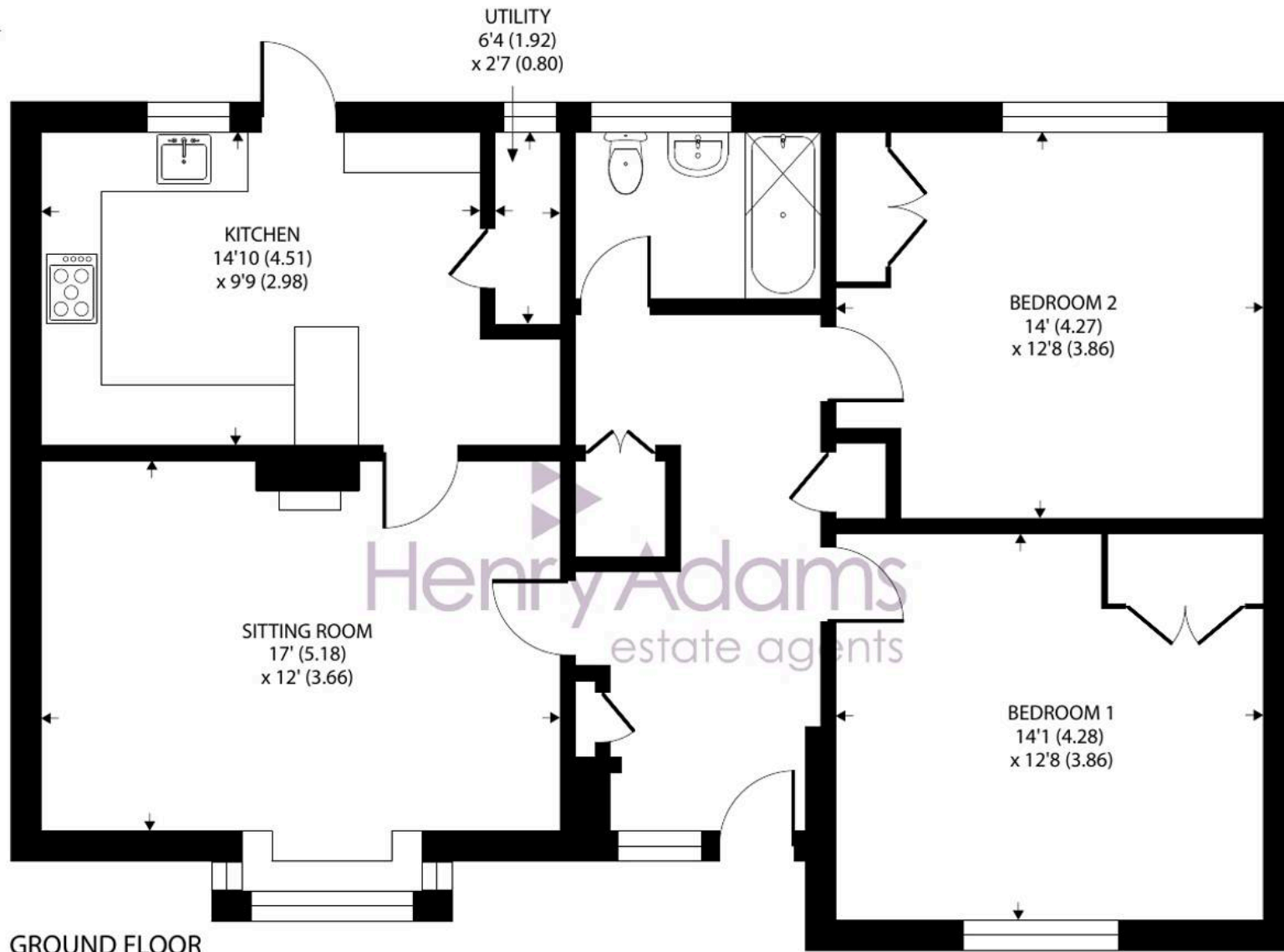
This impressive two bedroom detached bungalow presents a wonderful opportunity for those seeking a spacious and well-maintained home in a desirable location. The property has a generous driveway to the side of the house leading to the garage that accommodates two cars. The large garage provides ample storage or workshop potential.

The bungalow is completely gated and so enter the plot through a locked garden gate to the front garden which leads to the front door. Upon entering, you are greeted by a bright and inviting reception room, featuring elegant parquet flooring. In the reception room the parquet flooring continues and features a charming wood burner that creates a warm and comfortable atmosphere, perfect for relaxing evenings or entertaining guests. The thoughtfully designed kitchen/breakfast room is well-appointed, offering plenty of space for dining and meal preparation, with a layout that maximises both functionality and comfort. Both bedrooms are generous doubles, providing flexibility for families, guests or the creation of a home office.









## Hook Lane, Bognor Regis

Approximate Area = 969 sq ft / 90 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,  
Incorporating International Property Measurement Standards (IPMS2 Residential). © natchecom 2026.  
Produced for Henry Adams. REF: 1437730

The main bedroom benefits from excellent proportions and natural light, while the second bedroom also enjoys a peaceful outlook and ample space for furnishings.

The bungalow boasts a large loft, which offers significant storage capacity making this home as practical as it is attractive. Throughout, the property is well presented, with neutral décor that allows for easy personalisation. The detached nature of the bungalow ensures privacy and a sense of exclusivity, while the single-level layout is ideal for those seeking accessible living. This property is perfectly suited to a range of buyers, from downsizers and retirees to professionals or young families looking for a comfortable and versatile home. Located within easy reach of local amenities, schools and transport links, this bungalow combines the best of peaceful residential living with every-day convenience.

Hook Lane is situated on the popular residential estate of Glenwood on the outskirts of the seaside town of Bognor Regis. Conveniently located for the Bersted 'out of town' shopping centre with M & S, Next, supermarkets and D.I.Y stores. Hotham Park, Felpham beach, the University of Chichester and Bognor Regis town centre, with its precinct shopping facilities, a range of cafes, bars and restaurants and the mainline railway station to London Victoria and the South Coast. The Felpham Community College and leisure centre are within walking distance.

What3Words ///sober/sticky.trendy

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: E





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