



1 The Meadows, Walberton, BN18 0PB

£385,000 Freehold



4 Bedrooms



2 Bathrooms



2 Reception Rooms

*SW*

Sims Williams

## Key Features

- Kitchen/Diner/Family Room
- Study/Bedroom 5
- 4 Good Size Bedrooms
- En Suite & Family Bathroom
- Garden, Garage & Parking
- Planning Permission To Extend
- Subject To Reserve Price
- For Sale By Modern Auction (T&Cs apply)
- Buyer Fees Apply
- Modern Method Of Auction

## EPC Rating

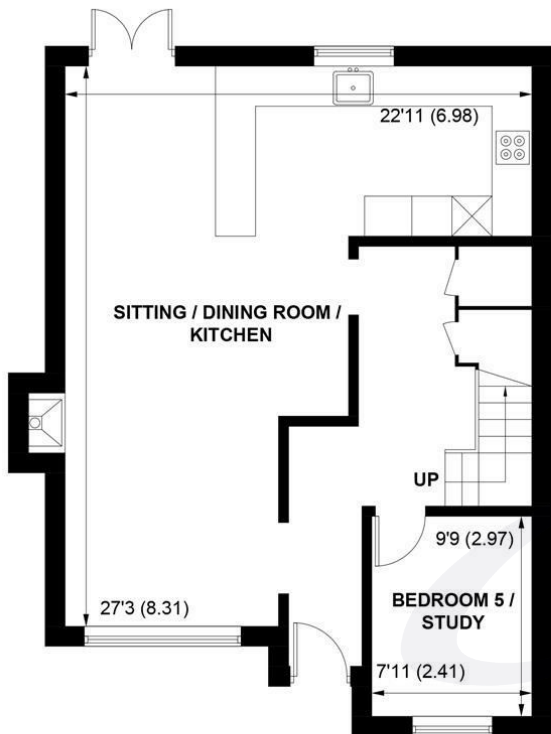
Current = C  
Potential = B

## Council Tax Band

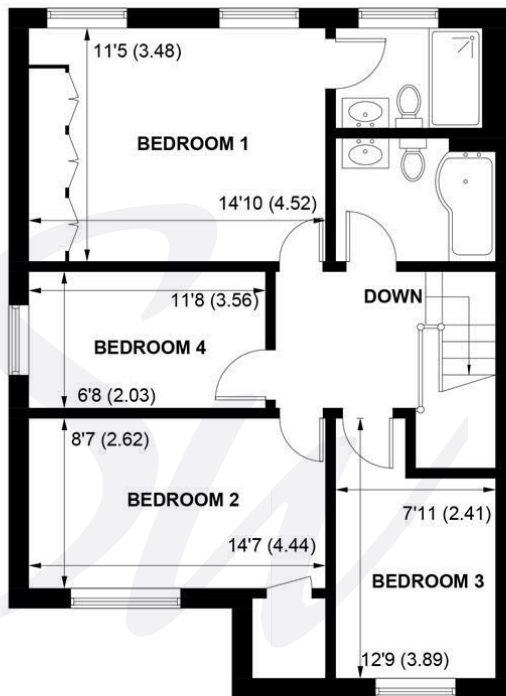
Band = E

## Tenure - Freehold

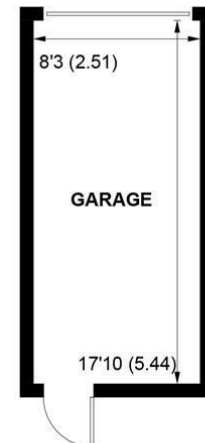




**GROUND FLOOR**



**FIRST FLOOR**



**GARAGE**  
(NOT SHOWN IN ACTUAL LOCATION / ORIENTATION)

**APPROXIMATE GROSS INTERNAL AREA = 1370 SQ FT / 127.3 SQ M**

**GARAGE = 146 SQ FT / 13.6 SQ M**

**TOTAL = 1516 SQ FT / 140.9 SQ M**

**NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2022 ©**

**Produced for Sims Williams**



[simswilliams.co.uk](http://simswilliams.co.uk)

#### CHICHESTER

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Lettings 01243 836055

[chichester@simswilliams.co.uk](mailto:chichester@simswilliams.co.uk)

#### WALBERTON

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5 Maple Parade

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#### ARUNDEL

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Lettings 01903 881133

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#### BOGNOR REGIS

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Viewing Strictly by arrangement via the vendor's agent Sims Williams 01243 551368. These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract.