

17 Kyoto Court, Bognor Regis, West Sussex, PO21 2UJ

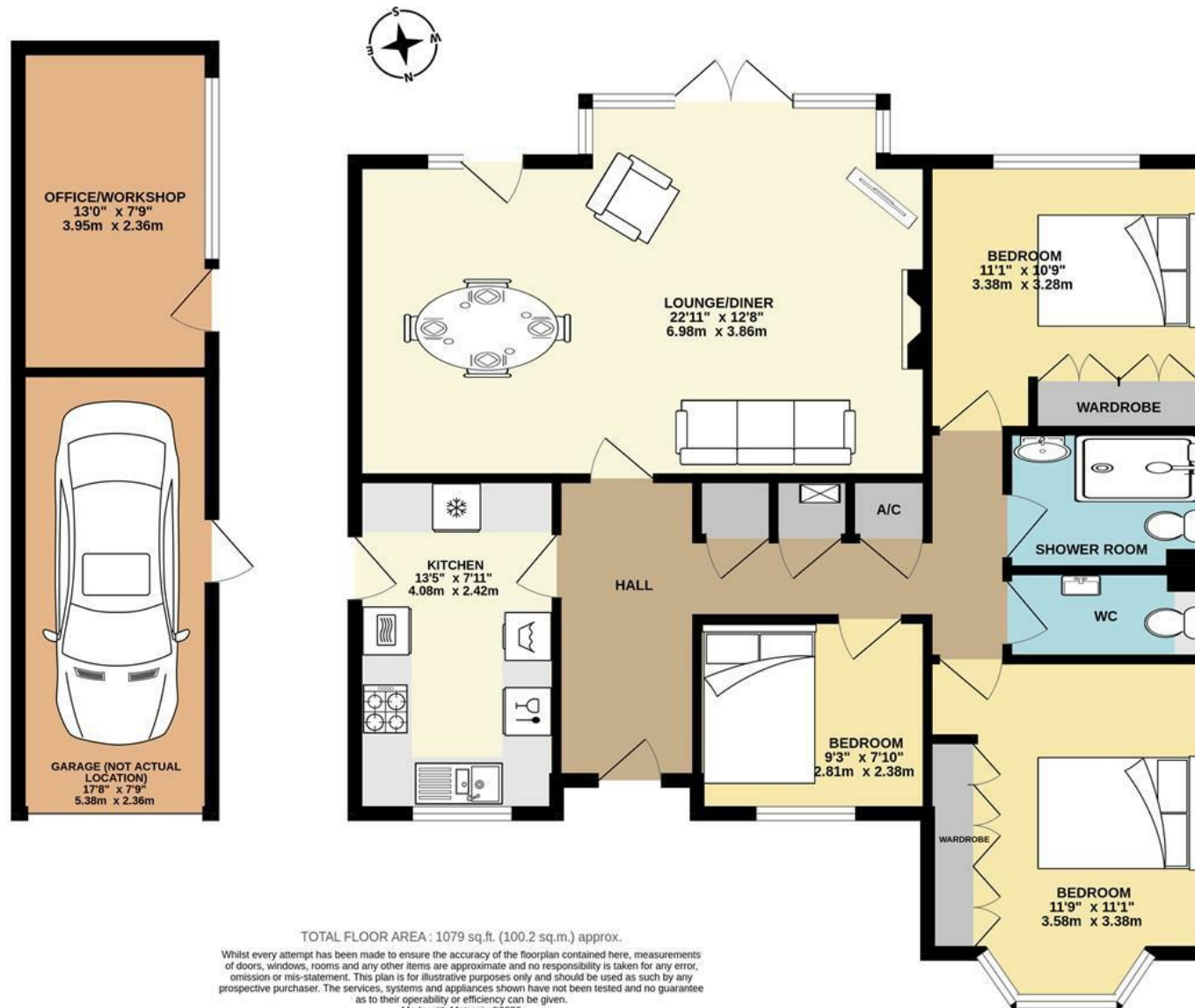
£420,000

Freehold

FARNDELL
ESTATE AGENTS



GROUND FLOOR 1079 sq.ft. (100.2 sq.m.) approx.



TOTAL FLOOR AREA: 1079 sq.ft. (100.2 sq.m.) approx.

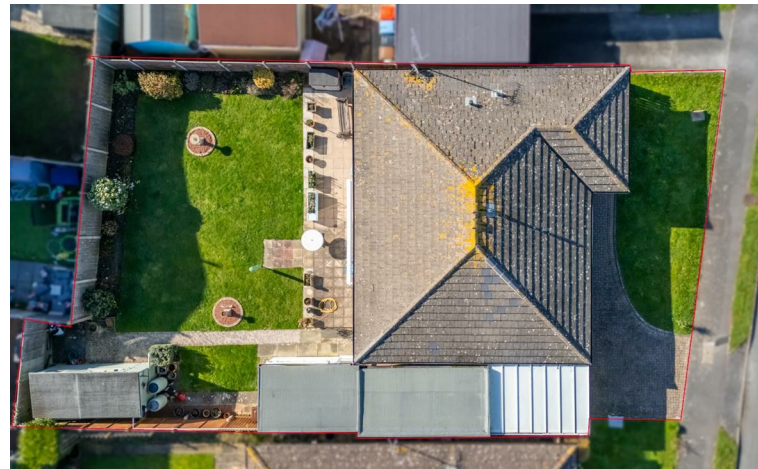
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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- Spacious Detached Bungalow offered with NO FORWARD CHAIN
- Large Rear-Aspect Lounge/Diner overlooking the Rear Garden
- Modern Kitchen
- 3 Bedrooms
- Shower Room and separate WC
- Driveway, Car Port and Garage
- Office/Workshop to the rear of the Garage
- Southerly-Aspect Rear Garden
- uPVC Double Glazing and Gas Central Heating
- Convenient Location within 800 Yards of Local Shops, Bus Routes and the Seafront

The Following information has been provided by the seller. We Would advise that you ask your solicitor to verify this information during the course of your purchase:

COUNCIL TAX BAND E

LOCAL AUTHORITY
Arun District Council, Arun Civic Centre,
Maltravers Road, Littlehampton,
West Sussex, BN17 5LF
Tel: 01903 737500





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79 Aldwick Road
Bognor Regis
West Sussex
PO21 2NW
01243 869991
sales@farndells.com
<http://www.farndells.com>

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	67	75
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Council Tax Band E