



Brook Cottage, Lake Lane, Barnham, PO22 0AD

£575,000 Freehold



3 Bedrooms



2 Bathrooms



1 Reception Room

Sims Williams

Key Features

- Exceptional Detached House
- Fully Renovated
- Open Plan Kitchen/Dining/Living
- Utility/Cloakroom
- 3 Double Bedrooms
- En Suite & Family Bathroom
- Separate Studio/Office
- Garden With Lovely Views
- Gated Driveway Parking

EPC Rating

Current = C
Potential = B

Council Tax Band

Band = D

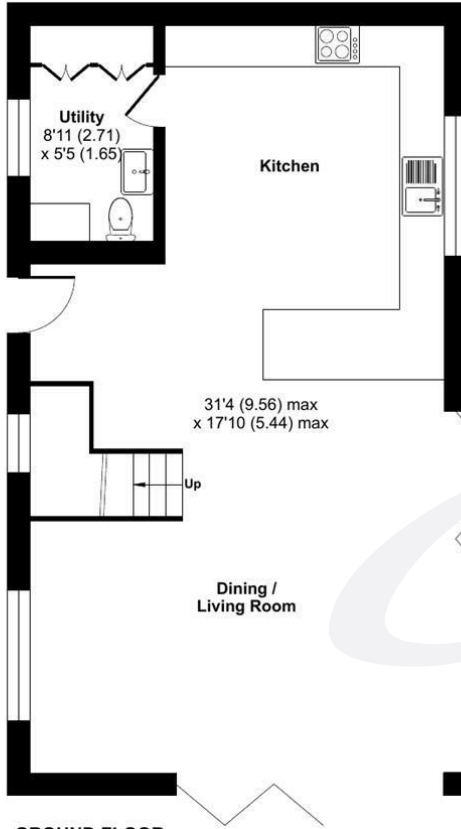
Tenure - Freehold



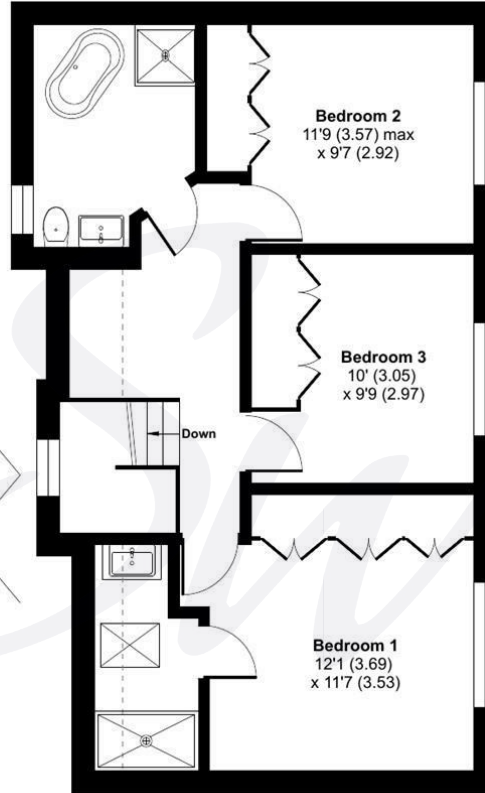
Denotes restricted head height

Approximate Area = 1130 sq ft / 104.9 sq m
Limited Use Area(s) = 26 sq ft / 2.4 sq m
Outbuilding = 128 sq ft / 11.8 sq m
Total = 1284 sq ft / 119.1 sq m

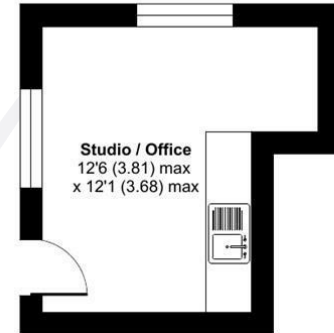
For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR





simswilliams.co.uk

CHICHESTER

8-9 Southgate

Sales 01243 787868

Lettings 01243 836055

chichester@simswilliams.co.uk

WALBERTON

5 Maple Parade

Sales 01243 551368

Lettings 01243 836055

walberton@simswilliams.co.uk

ARUNDEL

8a High Street

Sales 01903 885678

Lettings 01903 881133

arundel@simswilliams.co.uk

BOGNOR REGIS

46 High Street

Sales 01243 862626

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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.