





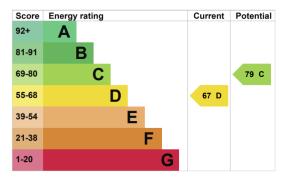






Book a Viewing

01243 861344 Sales@ClarkesEstates.co.uk 27 Sudley Road, Bognor Regis, PO21 1EW http://www.clarkesestates.co.uk



















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What the agent says... ", Material Information:

This spacious 3-bedroom semi-detached house offers a fantastic opportunity for buyers looking to put their own stamp on a property. Requiring some modernisation throughout, the home is ideal for investors, first-time buyers, or anyone seeking a project. Located in a popular residential area, the property is close to local amenities, schools, and transport links, making it an ideal long-term investment.

The accommodation offers three well-proportioned bedrooms upstairs with family bathroom. On the ground floor, there is good sized L-shaped hallway which leads into the living / dining room and kitchen. The property also offers convenience with a downstairs cloakroom, as well as a versatile outbuilding, which could be used as a utility space or converted to a home office.

Outside, the property offers generous off-road parking and a good size garden to the rear. With plenty of scope to add value, this property is a blank canvas ready to be transformed into a modern family home.

Council Tax: Arun District Council Band C Property Type: Purpose Built House

Property Construction: Standard Electricity Supply: Mains

Water Supply: Mains Sewerage: Mains

Heating: Gas Central Heating

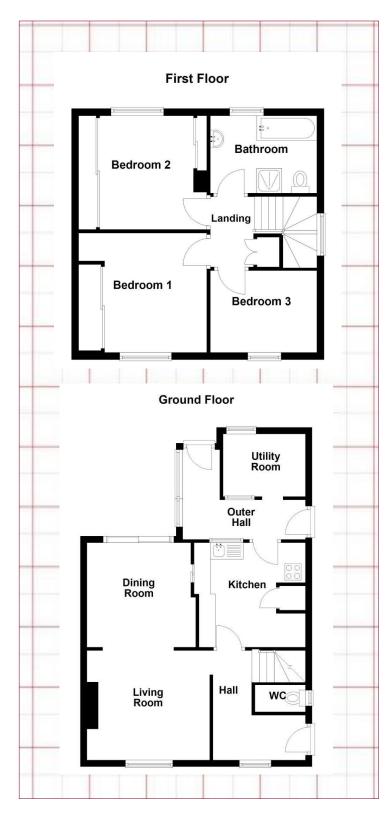
Broadband: ADSL Parkina: Off-road Restrictions: None

On 03/07/2025 information from the Ofcom Website shows:

Broadband	Availability	Max Down	Max Up	
Standard	✓	9 mbps	0.9 mbps	
Superfast	✓	55 mbps	16 mbps	
Ultrafast	✓	1800 mbps	1000 mbps	
Mobile	Indoor		Outdoor	
	Voice	Data	Voice	Data
EE	Good	Good	Good	Good
Three	Good	Good	Good	Good
O2	Variable	Variable	Good	Good
Vodafone	Good	Good	Good	Good

Anti Money Laundering checks at £30 Per Purchaser will be required before a sale can be Livened. Please see the property on the Clarkes Website for further details.

- Spacious 3 Bed Semi
- Popular residential area
- Versatile outbuilding
- Off Road parking
- Requires modernisation





Accommodation

Living Room - 3.31m x 3.37m (10'10" x 11'0")

Dining Room - 3.19m x 3.17m (10'5" x 10'4")

Kitchen - 3.15m x 3.32m (10'4" x 10'10")

Utility Room - 2.37m x 1.9m (7'9" x 6'2")

Bedroom 1 - 3.33m x 3.58m (10'11" x 11'8")

Bedroom 2 - 3.19m x 3.58m (10'5" x 11'8")

Bedroom 3 - 2.3m x 3.01m (7'6" x 9'10")

Bathroom - 2.17m x 3.04m (7'1" x 9'11")



