



WHITLOCKS
ESTATE AGENTS

5 Voysey Way, North Bersted, Bognor Regis
In Excess of £280,000



Nestled in the sought-after Berkeley Estate, North Bersted, this beautifully presented two double bedroom terraced house offers stylish, modern living in a convenient location.

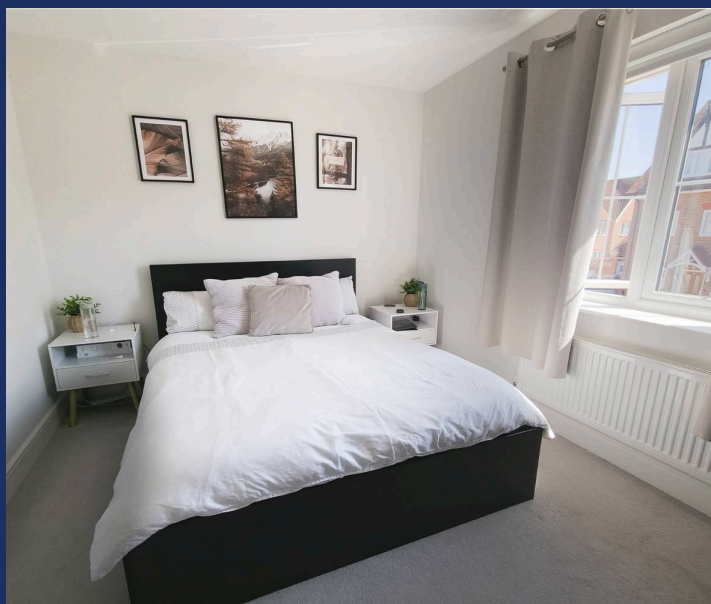
The ground floor boasts a bright and spacious **open-plan Kitchen / Dining / Living Room**. The **modern fitted kitchen** features a full range of high-quality integrated appliances, including a **dishwasher, double oven, fridge/freezer**. The generous living and dining area is bathed in natural light, with **patio doors** opening onto the **rear garden**—perfect for entertaining and relaxing. A convenient **cloakroom** completes the ground floor.

Upstairs, the property offers **two well-proportioned double bedrooms** and a **modern bathroom**.

Externally, the **landscaped rear garden** features both a **lawned area** and a **separate patio**, offering low-maintenance outdoor enjoyment. The property also includes **allocated parking for one car**, with additional on-street parking readily available.

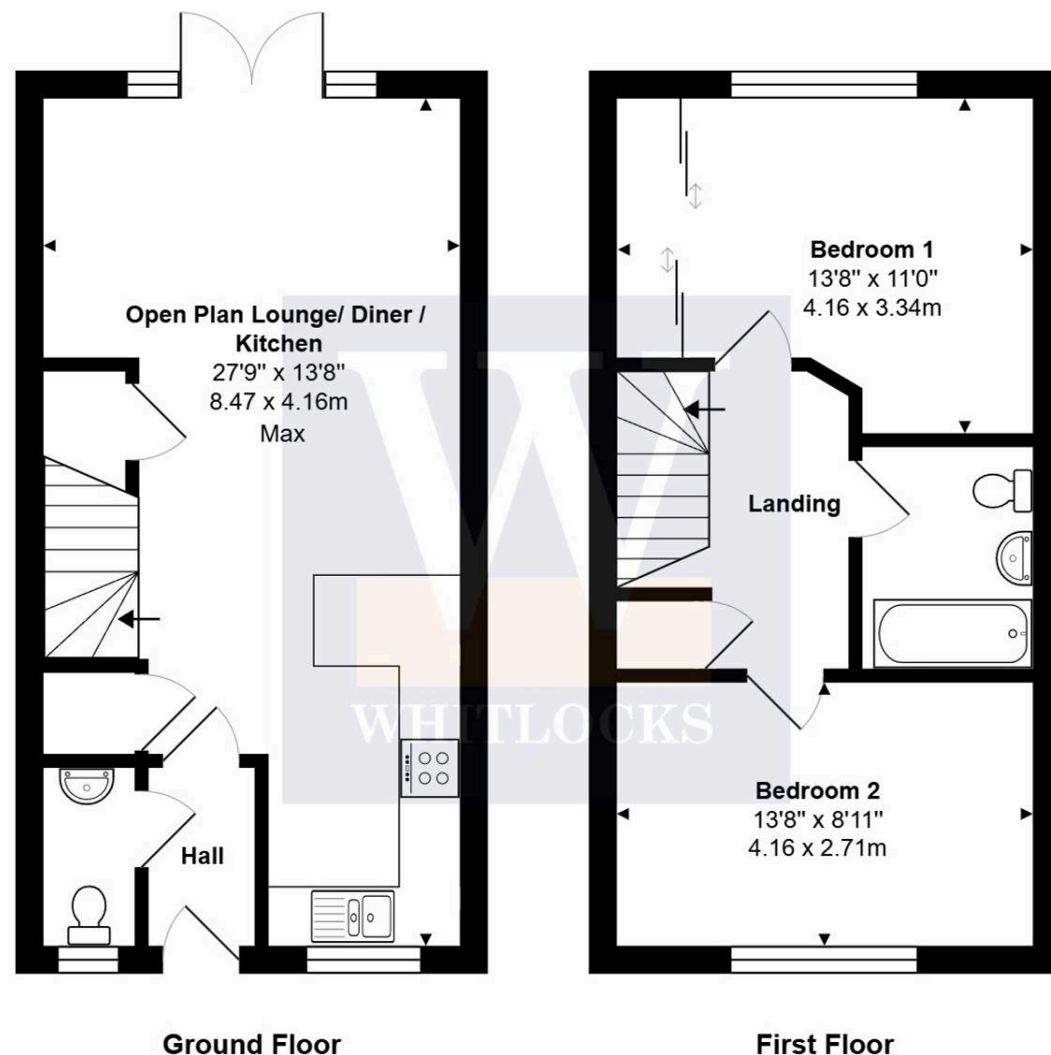
Estate Fee: Approx. £223.28 per annum

Early viewing is highly recommended to truly appreciate the modern design and generous accommodation on offer.



North Bersted Located to the north east of the Town Centre, North Bersted is a popular area amongst families due to the fantastic range of facilities on offer, which include a variety of Schools, Sports Facilities, Gyms, Supermarkets, Retail Estates, Shops, Pubs, Fast Food Outlets and many more! There is also a regular Bus Service with many stops throughout the area, in addition to being within easy commuting distance to the larger Cities such as Chichester, Portsmouth, Southampton, Worthing and Brighton. North Bersted also includes a vast choice of Playing Fields, complete with Football Pitches, Basketball Courts and Play Parks an ideal place for Children. Furthermore, Bersted Brooks is a stunning Nature Reserve where there is a variety of wildlife and popular for dog walking.

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Total Area: 760 ft² ... 70.6 m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for error, omission or mis-statement.

This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

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Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B