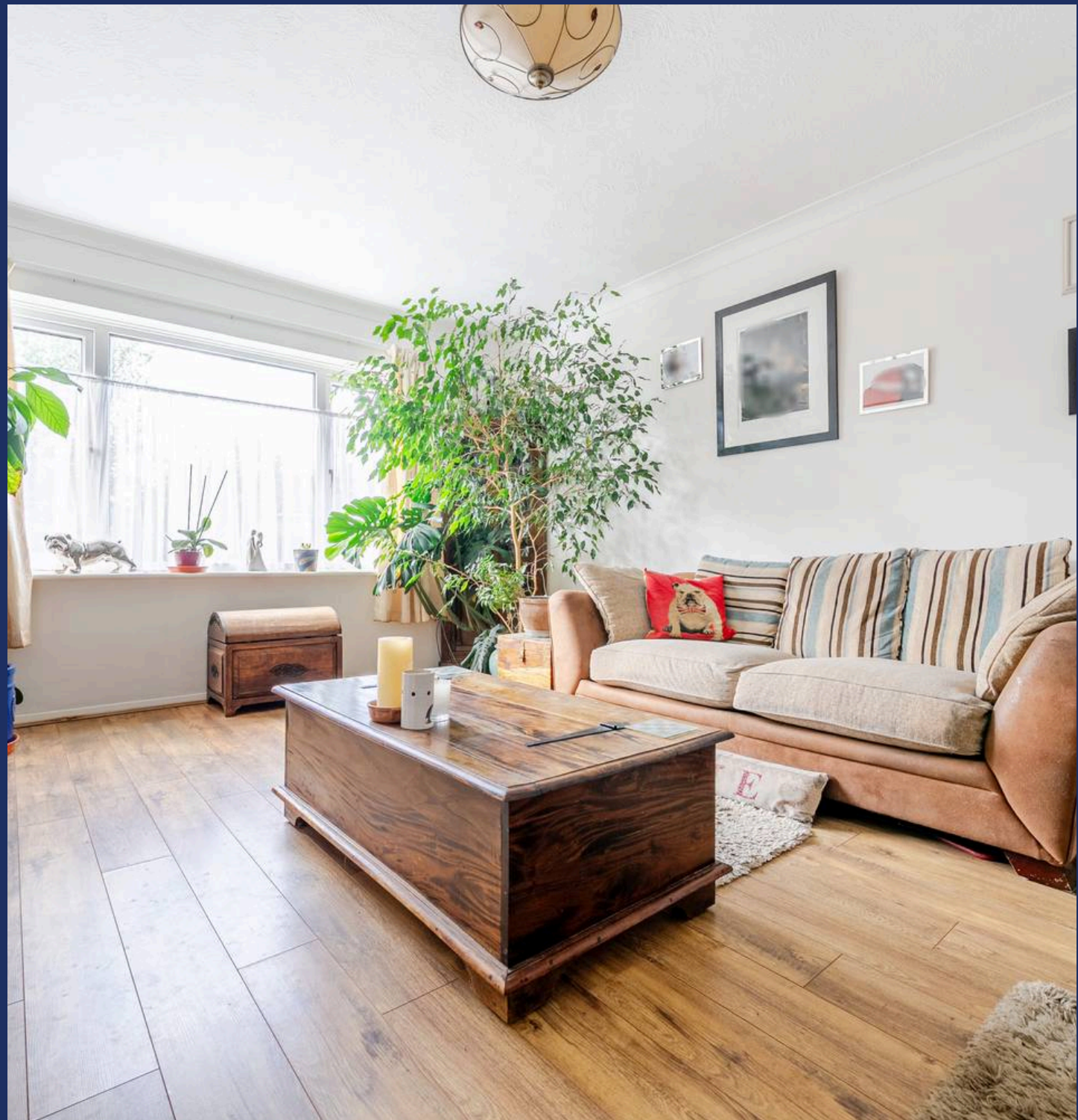




WHITLOCKS
ESTATE AGENTS

27 Braemar Way, Bognor Regis
£240,000

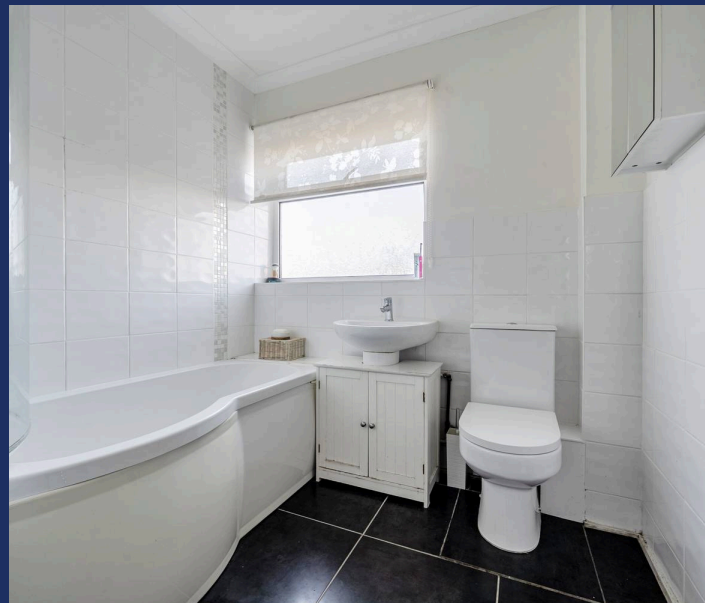
- Well Presented Ground Floor Flat
- Two Double Bedrooms
- Private Entrance
- Improved and Updated in Recent Years
- Landscaped Garden
- Garage in Compound
- Recently Extended Lease
- Double Aspect Kitchen/Breakfast Room
- Popular North Bersted Area
- Cul-de-Sac Position



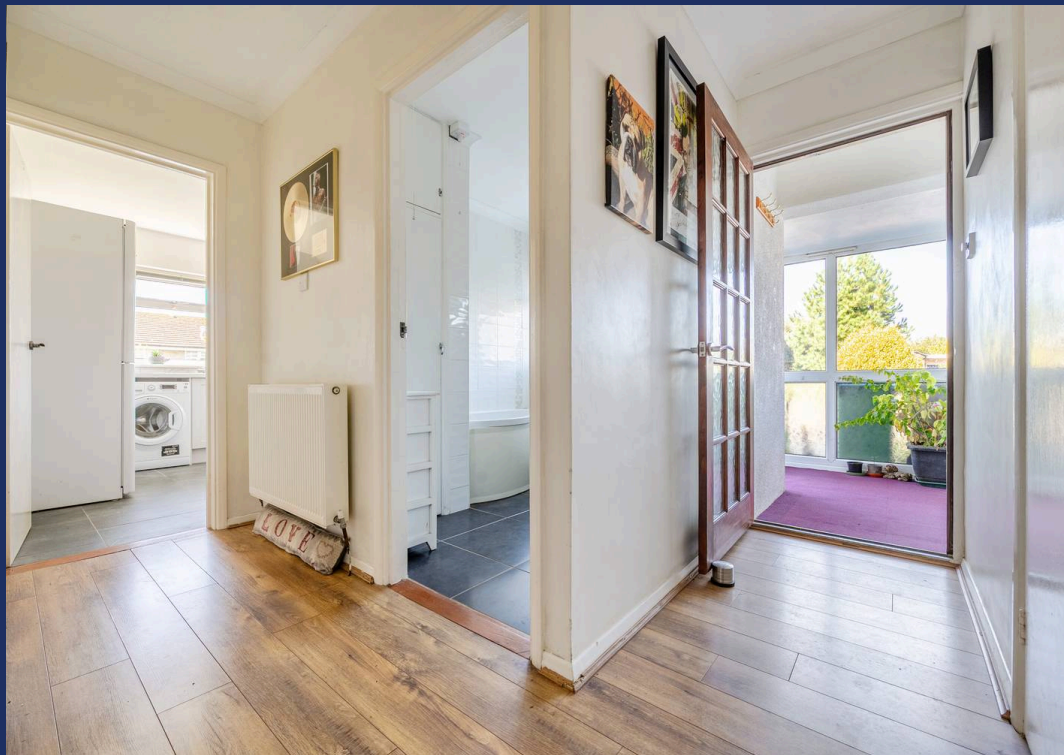


A beautifully presented and much-improved ground-floor apartment with its own private entrance, quietly positioned in a cul-de-sac within the popular district of North Bersted.

The accommodation includes an entrance porch leading into a welcoming hall with useful storage cupboards, a generous living room with a feature fireplace overlooking the garden, and a bright double-aspect kitchen/breakfast room. There are two well-proportioned double bedrooms and a stylish modern bathroom.

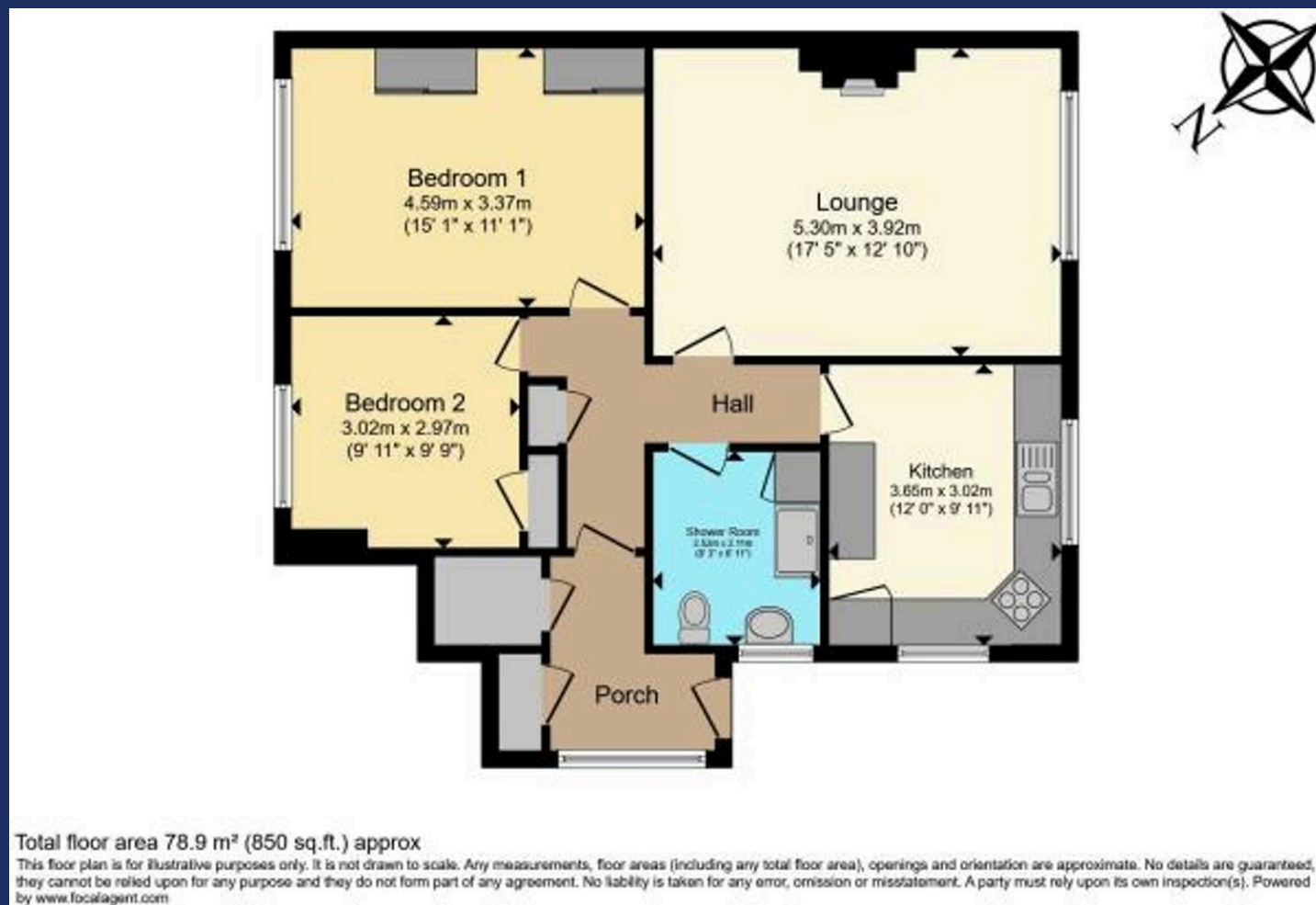


The gardens are a particular feature, thoughtfully landscaped and generously planted. Adding to the appeal, the property also benefits from a garage located in a nearby block.



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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Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C