



15 Junction Close, Ford, Arundel

A modern terraced house with no onward chain.



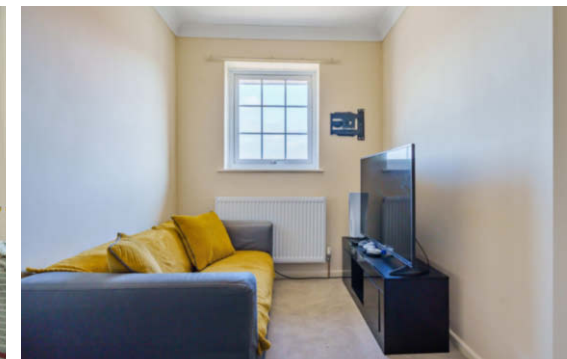
- ▶ Modern Terraced House
- ▶ Kitchen/Breakfast Room
- ▶ New Gas Central Heating
- ▶ Rear Garden
- ▶ Sitting Room
- ▶ Two Bedrooms
- ▶ Double Glazing
- ▶ No Onward Chain

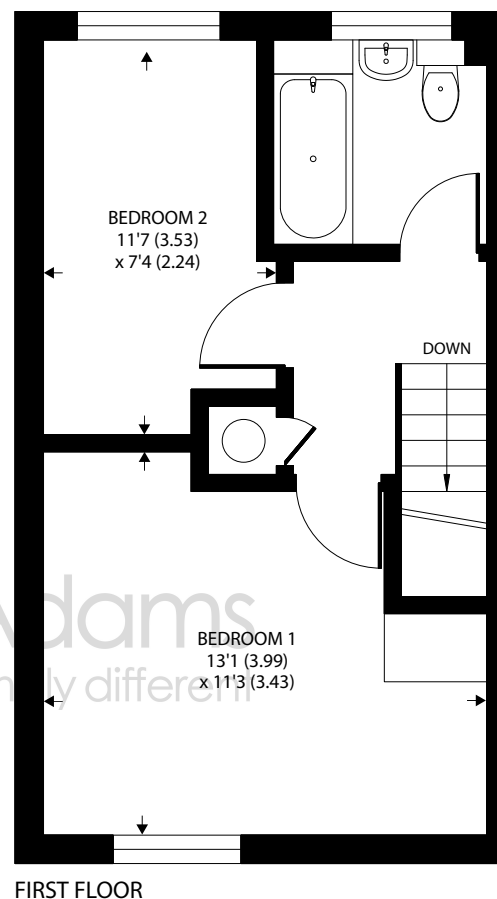
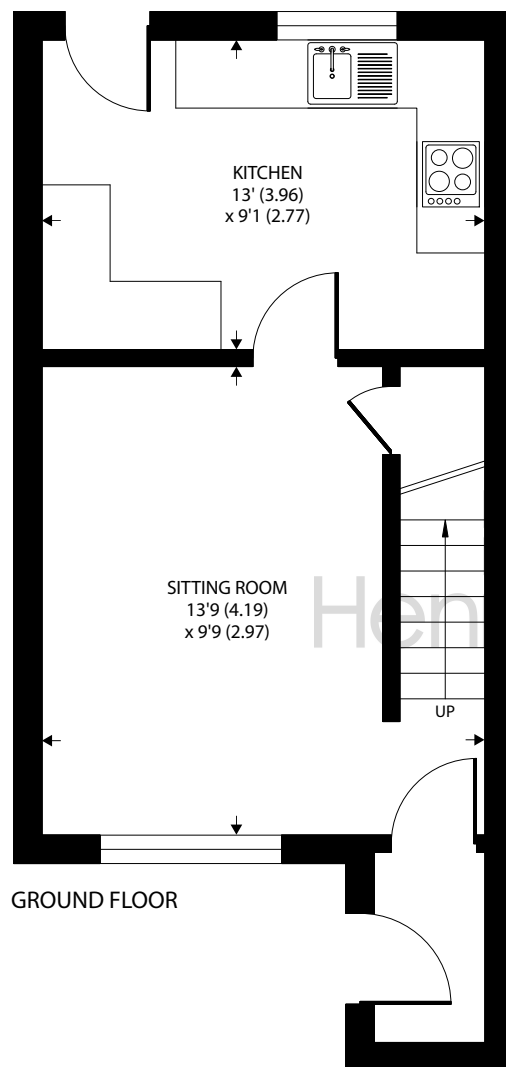
This well presented, modern terraced house is located within a quiet cul-de-sac setting away from busy roads and benefits from having recently installed gas central heating. The property is offered for sale with the advantage of no onward chain and would make an ideal purchase for investors or first time buyers.

The property is approached by a small area of open plan front garden and path to the front door. Once inside, the accommodation briefly comprises entrance lobby and sitting room with under stairs cupboard. The kitchen is to the rear of the property and has a door to the rear garden. Stairs from the sitting room rise to the first floor where the airing cupboard, bathroom and both bedrooms will be found.

Outside, the rear garden is of a low maintenance design, mainly laid to decking and patio. There is a timber store shed and rear access gate.

Council Tax Band: B





Approximate Area = 626 sq ft / 58.1 sq m

For identification only - Not to scale



Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.

Location

Junction Close is located in Ford, just a short distance to the south-east of Yapton and within easy reach of the wide ranging town facilities at both Bognor Regis and Littlehampton. The historic market town of Arundel is a short distance to the north-east and offers further leisure and shopping options. A nearby mainline station links Portsmouth to the west, Brighton to the east and London Victoria.

Directions

From Middleton-on-Sea, proceed in an easterly direction towards Littlehampton along the A259. At The Oystercatcher public house, turn left signposted for Yapton/Barnham B2233. Follow the road taking the second right hand turn into Rollerston Park followed by the first left hand turning to Johnson Way. Junction Close is the second turning on the left and No 15 will be found in the right hand corner as you enter the road.

18/01/24

