



227 Chichester Road, Bognor Regis

Guide Price £260,000

227 Chichester Road

Recently modernised period 1920's cottage retaining many original character features.

- Modernised Period 1920's Cottage
- Many Restored Character Features
- Sitting Room
- Dining Room
- Modern Fitted Kitchen
- Two Double Bedrooms
- Contemporary Family Bathroom
- Landscaped Garden

This beautifully presented period cottage dating back to the 1920's has been recently modernised, retaining and restoring many original character features.

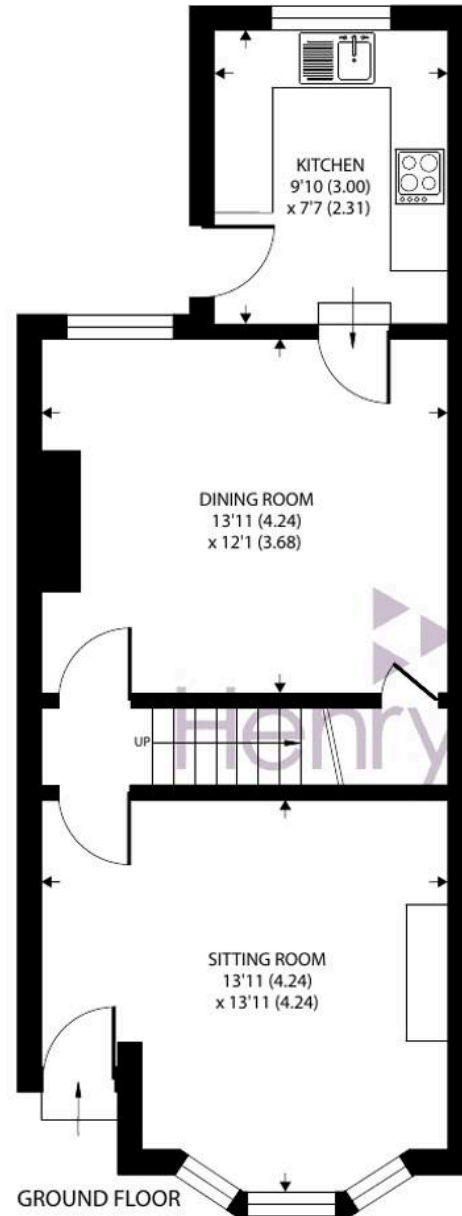
The accommodation comprises sitting room with a feature bay window, fitted with plantation shutters. The separate dining room has a large under stairs storage cupboard. The kitchen is fitted with white gloss units with integrated white goods, ceramic sink, gas hob and electric oven and a rear access door to the garden.

On the first floor, there are two double bedrooms, the principal with a full wall of fitted wardrobes. The recently re-fitted contemporary family bathroom has a tub bath, walk-in double shower/WC and vanity unit basin.

Cont







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Approximate Area = 935 sq ft / 86.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025.
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Outside, the rear garden has a large patio area ideal for alfresco entertaining with raised planters and AstroTurf for easy maintenance. There is a side access gate to the front. The front garden is paved and with the correct local authority permission could provide off-road parking.

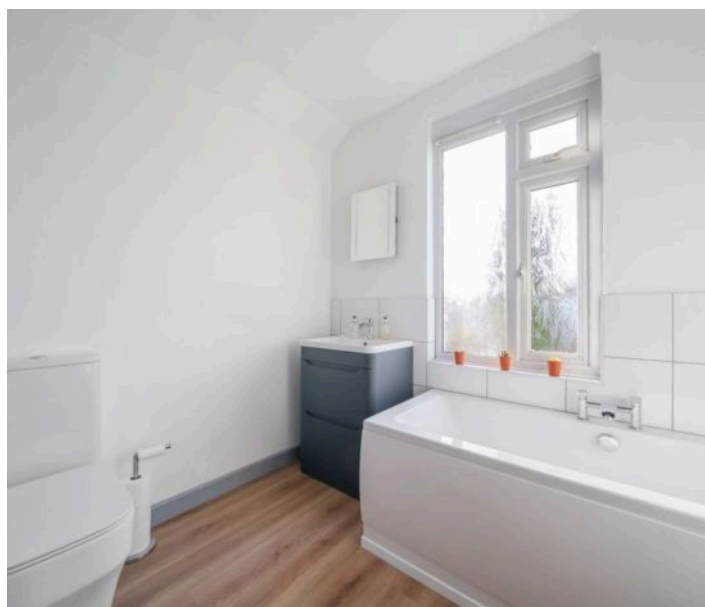
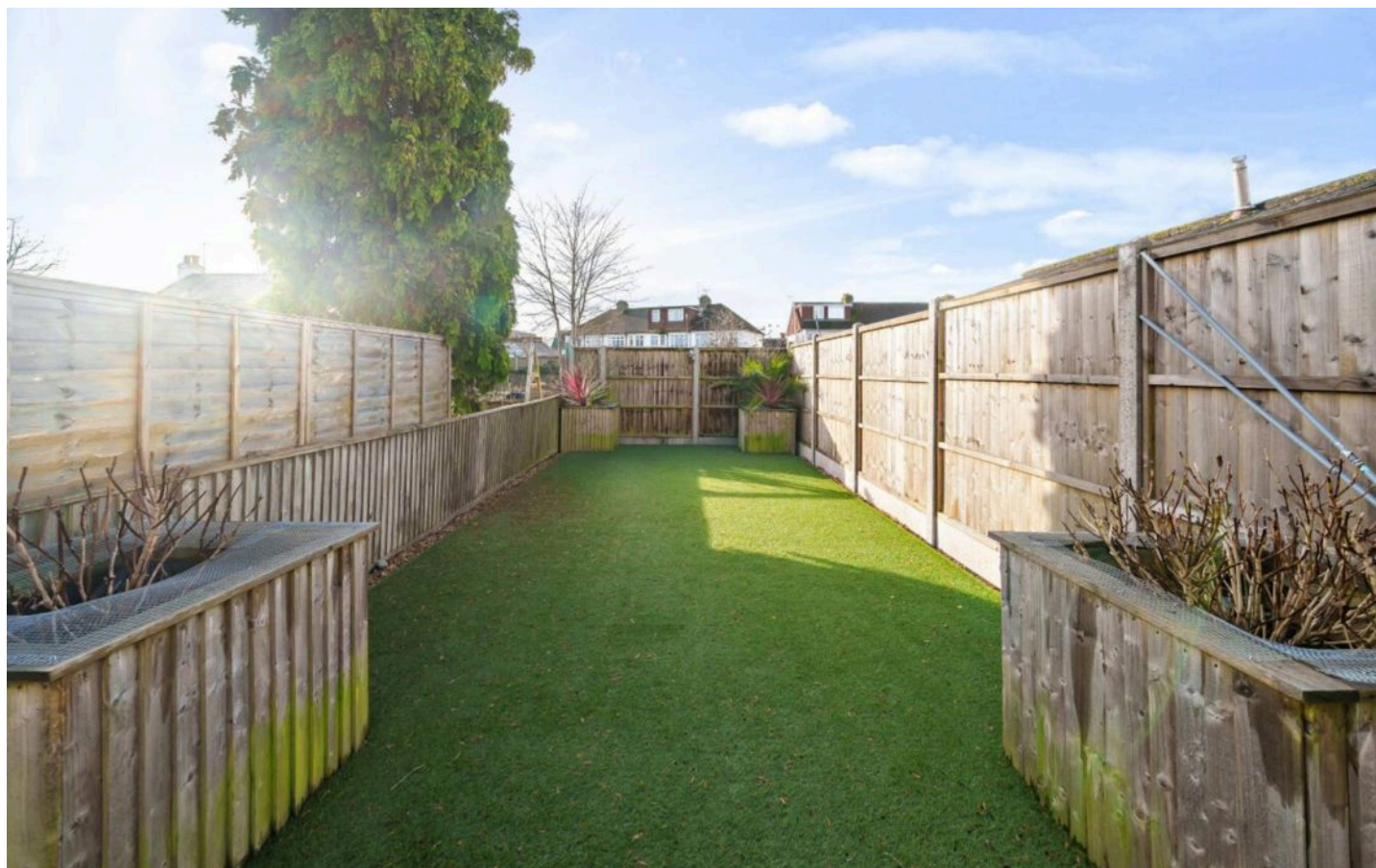
Conveniently situated on the outskirts of the seaside town of Bognor Regis on the B2259 with great access to the Cathedral City of Chichester and Seaside town of Bognor Regis. The Regis School with schooling for all aged children is within walking distance. There is a mainline railway station with services to London Victoria and the South Coast in the town centre, the precinct shopping facilities has a range of cafes, bars and restaurants.

What3Words [///format.shunts.racing](http://format.shunts.racing)

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D





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