



24 Gordon Avenue, Bognor Regis

Guide Price £315,000

 **Henry Adams**
estate agents

24 Gordon Avenue

- Detached Victorian House
- Spacious Sitting/Dining Room
- Large Kitchen with Pantry
- 3 Good Sized Bedrooms with Storage
- Modern Bathroom Suite plus Downstairs WC
- Original Character Features and Fireplaces
- Laid to Lawn Rear Garden
- Driveway Potential (Subject to Permission)
- Vendor Suited

Step inside this charming three bedroom detached Victorian house, perfect for anyone looking for a home full of character and space. The property features a spacious sitting/dining room, complete with original fireplaces that add a cosy touch to the period features throughout. The large kitchen comes with a handy pantry, giving you plenty of storage.

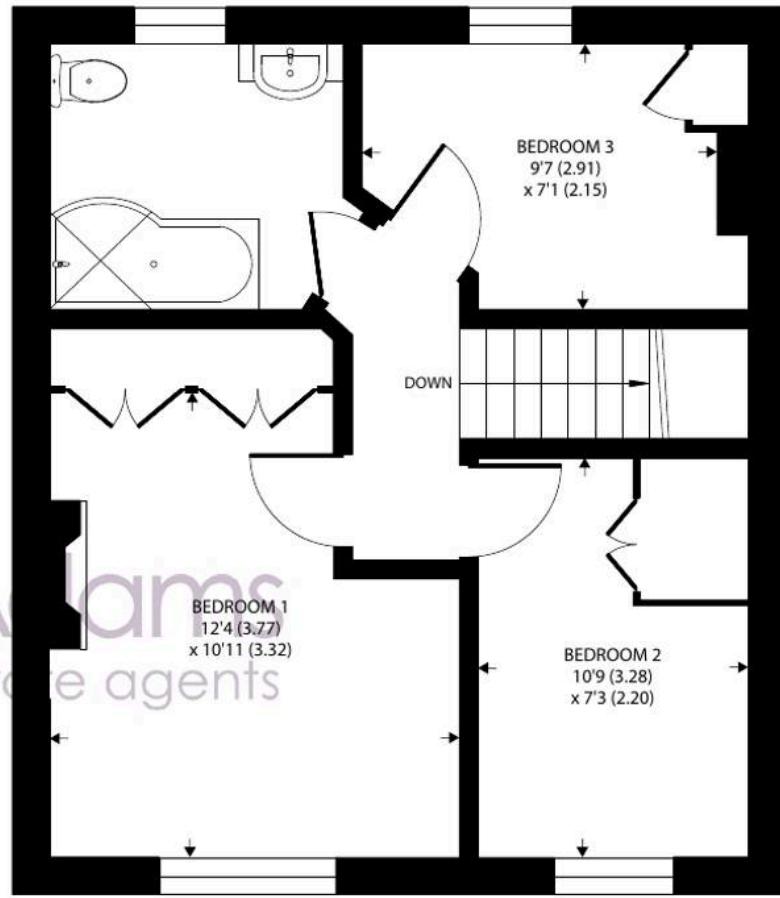
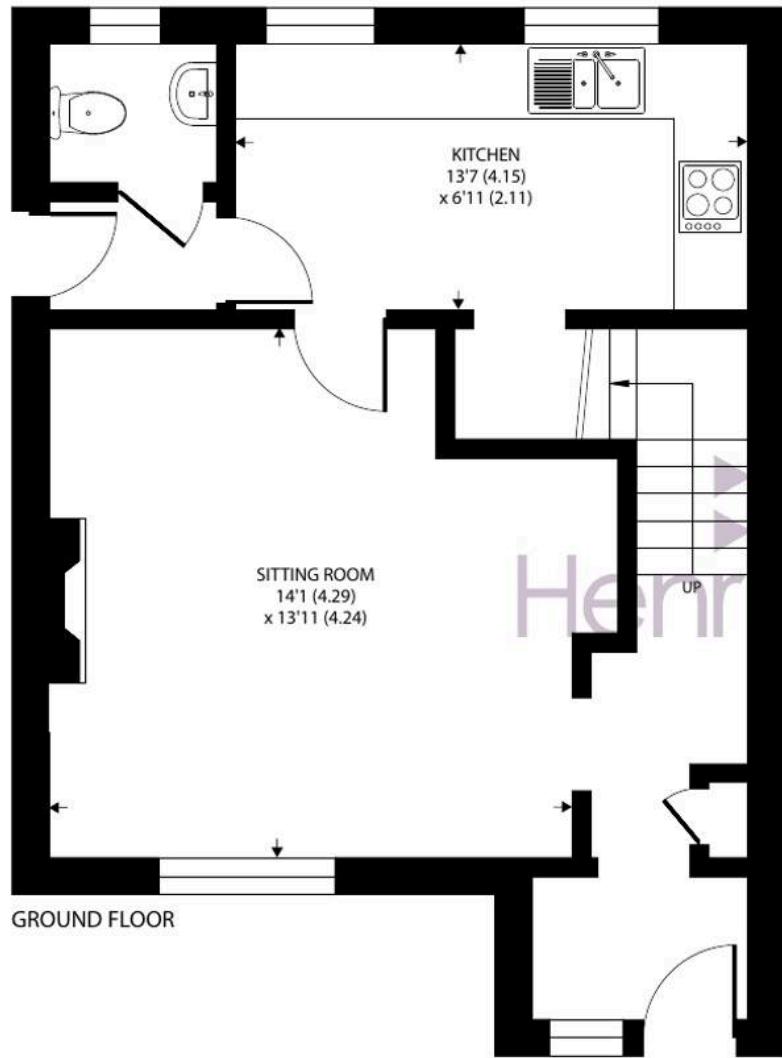
Upstairs, you will find three good sized bedrooms, all with built-in storage, and a three piece bathroom suite. There is also a convenient downstairs WC. The property is vendor suited and offers driveway potential (subject to the necessary permissions).

Outside, you can enjoy a mostly laid to lawn rear garden with patio area. With its blend of period charm and practical features, this home is ready for its next chapter.

Book your viewing today to see all this property has to offer.







Gordon Avenue, Bognor Regis

Approximate Area = 827 sq ft / 76.8 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 2026.
Produced for Henry Adams. REF: 1401135

Located on the outskirts of Bognor Regis town centre with its shopping facilities, mainline railway station with connections to London/Victoria and the beach and promenade.

What3Words ///cope.editor.first

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D





Henry Adams - Bognor and Aldwick

Henry Adams LLP, 25 High Street, Bognor Regis - PO21 1RS

01243 842123

bognorandalwick@henryadams.co.uk

www.henryadams.co.uk

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.