

**White &
Brooks**

BOGNOR REGIS



**Flat 9, Streete Court, 22 Victoria Drive,
Bognor Regis, West Sussex, PO21 2RL**

Offers In Excess Of : £102,500

Leasehold

Flat 9, Streete Court, 22 Victoria Drive, Bognor Regis, West Sussex, PO21 2RL

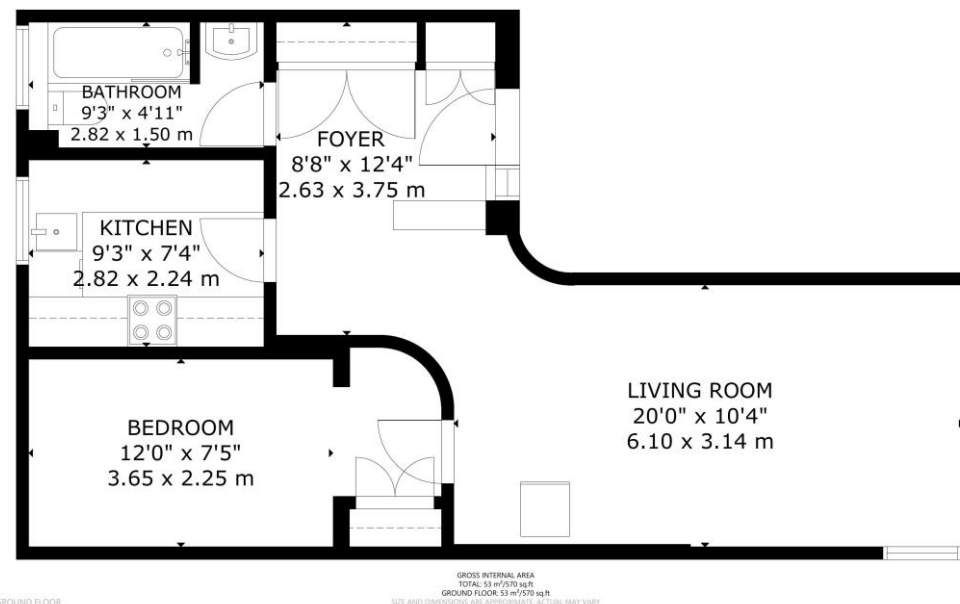
Ideal investment opportunity or first time buyer! Well presented, ground floor studio apartment, offered for sale with no onward chain and a long lease. The accommodation briefly comprises, spacious living/dining room, opening to a bedroom area with built in wardrobe. There is also a separate kitchen and white bathroom suite. The apartment further benefits from communal gardens and a private entrance door. The current monthly rental income for this apartment is £830.00. An internal viewing is essential to appreciate all the property has to offer.

The property is situated close to the Aldwick Road shops, cafes and amenities and the seafront. Bognor Regis town centre is also within easy reach, where a mainline railway station to London Victoria can be found. There are also excellent road links to the Cathedral City of Chichester and the A27 provides easy access across the Coast to Brighton to the East and Southampton to the West.

Council Tax Band: A

Service Charge (per annum): £3,200.00

- Leasehold
- Ideal Investment Opportunity Or First Time Buyer
- Ground Floor Studio Apartment
- Open Plan Living/Dinng/Bedroom
- Separate Kitchen
- White Bathroom Suite
- Communal Garden
- Long Lease
- No Onward Chain







Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+)	A	
(81-91)	B	
(69-80)	C	78
(55-68)	D	
	55	
(39-54)	E	
(21-38)	F	
(1-20)	G	
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

White and Brooks - Bognor Regis

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Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.